



Hunt Estates

Extended Home In Small Close
St. Saviour, Jersey

EXTENDED HOME IN SMALL CLOSE

This three-bedroom house is set in a small close overlooking the golf range in Plat Douet Road.

It has been thoughtfully extended to provide a large family/TV room with bifold doors to the garden, as well as a sitting/dining room with fire place and a kitchen with breakfast bar.

There are three bedrooms, the main bedroom being en suite, a house bathroom and a box/storage room.

There is an integral garage, a downstairs cloakroom with plumbed washing machine and a usable area under the stairs for a desk.

In addition, there is a large, fully floored loft for extra storage.

There is also additional parking for 1 car and guest parking available.

























FEATURES

- Three-bedroom family home
- Two bathrooms and cloakroom/utility space
- Two reception rooms
- Set in a small close
- Sun trap garden
- Large, fully floored loft for extra storage
- Close to Waitrose and Plat Douet Primary School

INFORMATION

- Main drains and water
- Electric heating installed February 2023
- Double glazed
- Single integral garage and parking for 1 car
- Guest parking available
- Parish rates for 2022 were £510.72
- Freehold and Entitled/Licensed

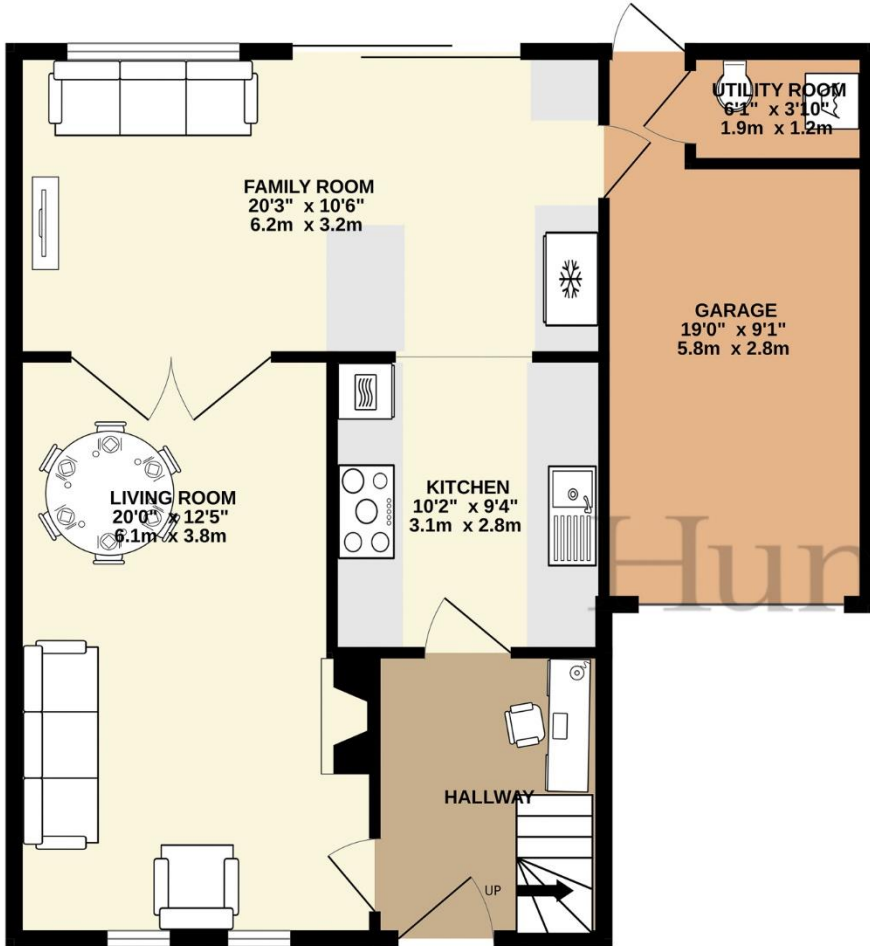


Gill Hunt, FNAEA
Director

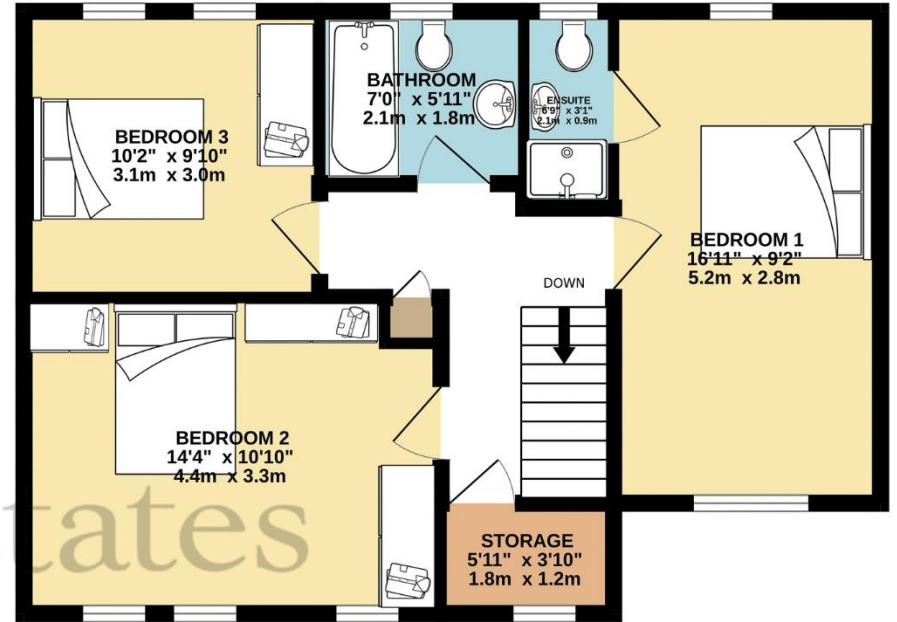
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CHRISTIE'S | Hunt Estates
INTERNATIONAL REAL ESTATE

GROUND FLOOR
784 sq.ft. (72.9 sq.m.) approx.



1ST FLOOR
496 sq.ft. (46.1 sq.m.) approx.



3 BED HOUSE

TOTAL FLOOR AREA : 1281 sq.ft. (119.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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