



ST. SAVIOUR
2 BEDROOM BUNGALOW
ASKING PRICE £650,000

DESCRIPTION

Two bedroom bungalow in St Saviour. This beautifully renovated property and is presented to the market with vacant possession and conveniently located on Bagot Road next to the Talana Hotel (opposite Pentagon) and is accessed via a private lane. To the north of the property are fabulous open rural views. Subject to significant recent upgrades and refurbishment, the bungalow is presented in absolute walk in condition which is a credit to the current owner who has lived at the property since 2014. The property briefly comprises a welcoming entrance hall with a dedicated study / office area with plenty of storage, a living room with a multi fuel stove and incorporating a dining area, a stylish kitchen, master bedroom with a shower, double bedroom and house bathroom. Externally is a south facing garden mainly laid to lawn with a patio and allocated parking for one car. Le Rossignol Estates are delighted to be appointed sole selling agent and internal viewing comes highly recommended.

DETAILS

Entrance Hall

Tiled flooring
Storage

Hallway

Tiled flooring
Access to loft

Kitchen

Tiled flooring
Range of eye and base level units with appliances to include Rangemaster oven with 5 ring ceramic hob, extractor fan
Space and plumbing for dishwasher
Space and plumbing for washing machine

Living Room

Wooden flooring
Multi fuel burner
Glazed doors to garden

Bedroom

Wooden flooring
Fitted wardrobes
Shower
Wash hand basin

Bedroom

Wooden flooring

Bathroom

Antico flooring
W.C.
Wash hand basin
Bath with shower over

Garden

South facing sunny garden mainly laid to lawn with patio area for al fresco dining

Parking

Parking for 1

Services

All mains services excluding gas
Electric heating

Jersey Housing Qualifications

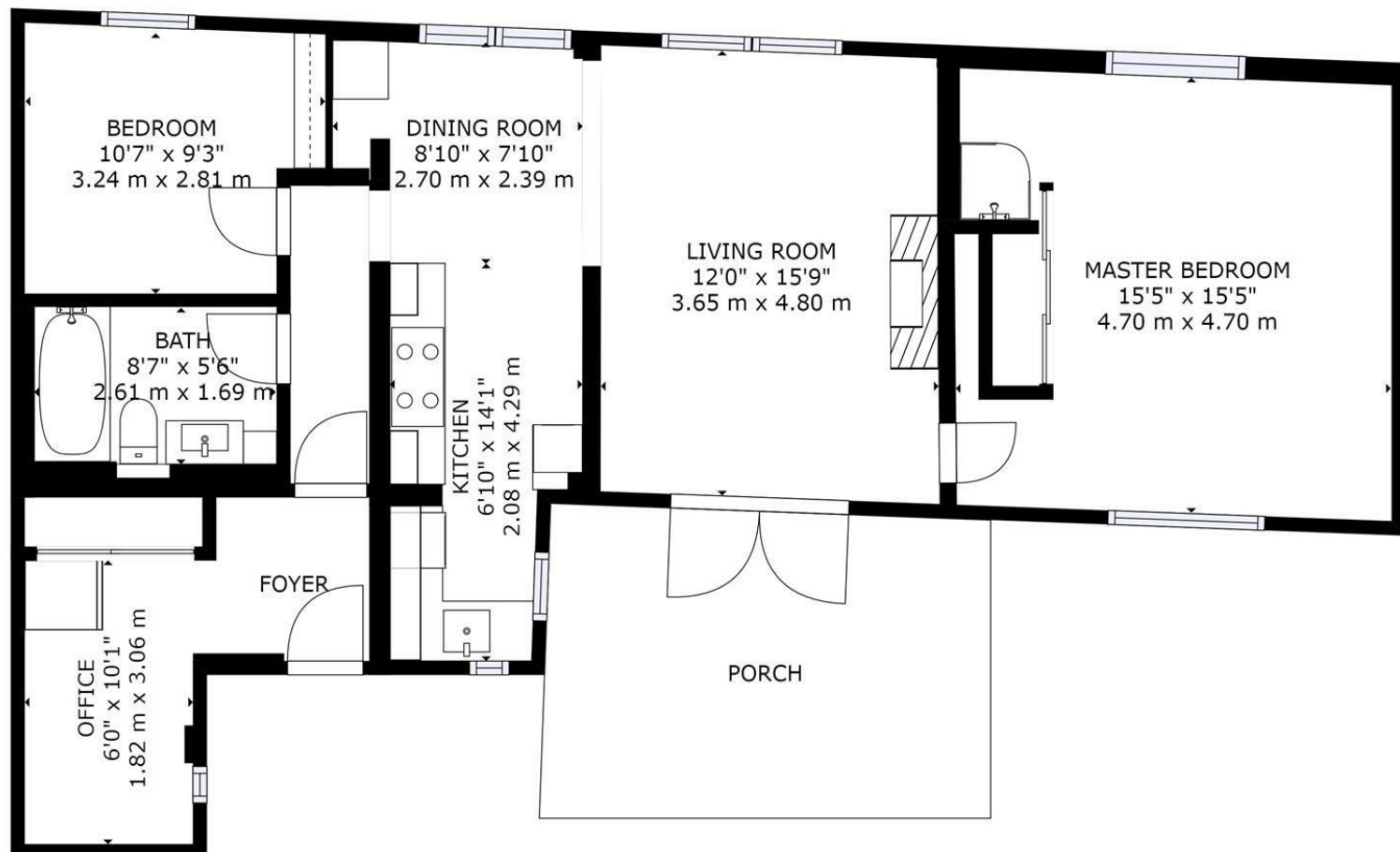
This property is only available to persons who possess Jersey Housing Qualifications to purchase real property in Jersey.

Anti-Money Laundering

When an offer is accepted and negotiations for the purchase of a property are entered into, the prospective purchasers will be required to produce photographic identification (Passport or Driving Licence) and proof of residency documentation, (a current utility bill) together with source of funds. This is in order for Le Rossignol Estates to comply with the current Money Laundering Legislation.

Where personal service flies high





FLOOR 1

GROSS INTERNAL AREA
FLOOR 1: 912 sq. ft, 85 m²
TOTAL: 912 sq. ft, 85 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Matterport



These details are set out for guidance and do not constitute any part of an offer or contract. Applicants should not rely on them as statements or representations of fact or that the property or its services or any systems or equipment are in good and working condition. Any reference to alterations to, or use of, any part of the property is not a statement that any planning, building regulations or other consent has been obtained. No extras or contents mentioned in these particulars are necessarily included in the sale and are included for descriptive purposes only. Title, planning and survey matters must be verified by any applicant taking advice from their appropriate professional adviser. No person being a principal, employee or consultant of Le Rossignol Estates, has the authority to make or give any representation or warranty in respect of the property.



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