

A fantastic investment opportunity of three fully let houses.

Clos De Chene Development, St Clements Road, St Peter Port, GY1 2BU

 3  2  1

Guide Price £1,800,000



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About this property

A fantastic investment opportunity to purchase three, fully let modern houses, located in a residential area within close proximity to the town centre.

Each of the three properties offer generous living space with an abundance of natural light. The accommodation on the ground floor comprises an entrance porch, a good size sitting room with a separate dining room and kitchen, (one property with an open plan kitchen/diner) and a cloakroom. On the first floor there is a family bathroom and three bedrooms (two double, one single/study), the principal bedroom with large sliding doors opening out to a balcony.

The properties further benefit from plenty of storage throughout. They all have an enclosed private garden to the rear, two allocated parking spaces and communal gardens to the front, accessed through electric gates.

Each unit is currently let at £26,400 pa. Please note the three properties are only to be sold collectively with tenants in situ and re-sale of individual units will be prohibited through covenant for three years from date of purchase.



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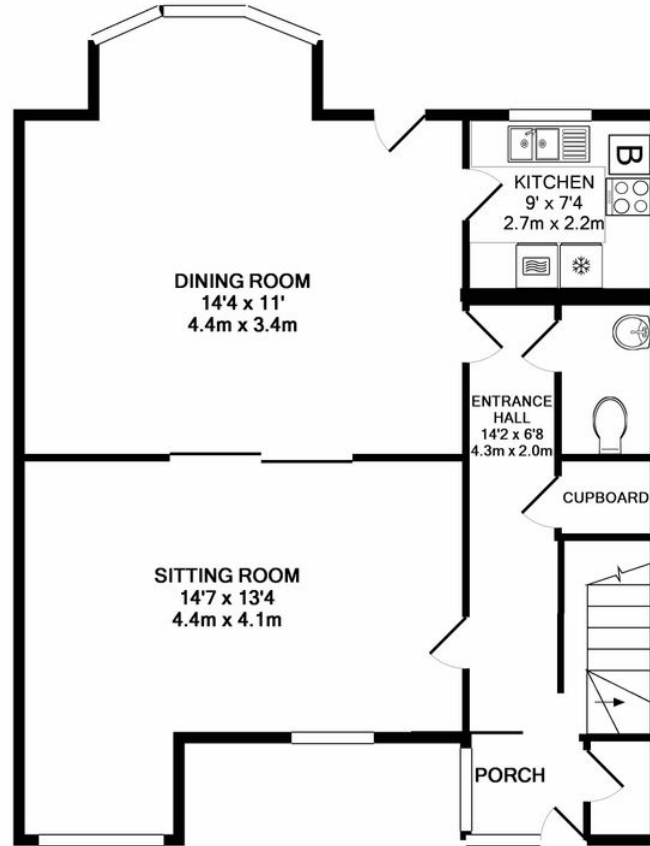


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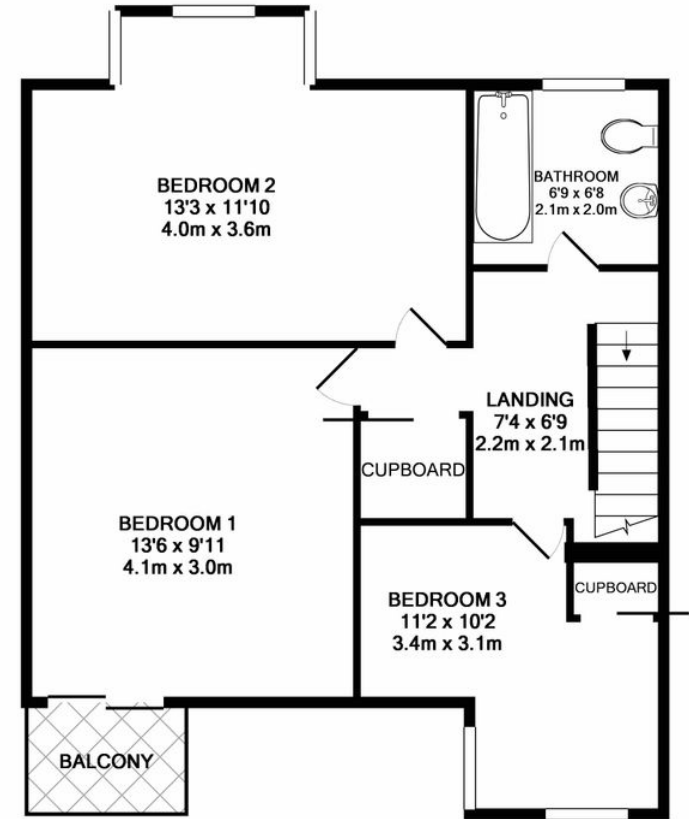


Plans

Approx. gross internal floor area
378 meters squared



GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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Key Information

Tenure

Freehold

Services & Additional Information




Mains water, electricity and drainage. Gas fired central heating. We understand the property to be of cavity construction. Unit 1 TRP: 127. Unit 2: 123. Unit 3: 121.

Please note any total floor areas referred to within Savills Guernsey's details are provided by the States of Guernsey and are approximate only. The floorplan included in these details is only indicative of each property in the development.



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Enquire



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