

**SOLE
AGENT**



Pineapple Cottage

La Biloterie Road, St. Saviours, Guernsey, GY7 9QY

 x2  x1 **TRP 89**

- Fantastic, Perelle coastal location
- Charming detached cottage
- Two double bedrooms
- Parking for two cars
- Sunny garden
- Potential to extend

£530,000

LOCAL MARKET

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About Pineapple Cottage

'Pineapple Cottage' is a charming two-bedroom detached cottage situated in a fantastic coastal location. The property offers generous and versatile living accommodation, all conveniently arranged over one level.

Externally, the property benefits from a versatile outdoor setup, including gravelled parking for two cars, an additional gravelled area, and a decking area ideal for alfresco dining. The decking leads onto a private lawned garden to the rear, providing a lovely outdoor space to enjoy. There is also a useful summer house with electrical power.

This is a wonderful opportunity to acquire a quaint coastal cottage in a desirable location, and early viewing is highly recommended.

ACCOMMODATION COMPRISING

Kitchen

14'10" (4.52) x 8'3" (2.51) max & 5' (1.52) min
Fitted with a range of units incorporating a black matt sink and drainer.

Bedroom 2

16'1" x 10'2" (4.9m x 3.1m)
Two windows providing aspect over the side of the property and one window with aspect to the other side. Feature beams.

Utility Room

10'2" x 4'4" (3.1m x 1.32m)
Window with aspect over the front. Door giving access to the parking area.

Living Room

23'1" x 15'5" (7.04m x 4.7m)
Window with aspect over the side of the property and French doors giving access onto the garden. Beamed ceiling. Door to...

Inner Hall

5'7" x 3'7" (1.7m x 1.1m)
Internal window.

Shower Room

7'5" x 5'5" (2.26m x 1.65m)
Fitted with a three piece suite of shower, wash hand basin with storage below and W.C. Frosted window overlooking the side of the property.

Bedroom 1

11'3" x 10'11" (3.43m x 3.33m)
Two windows overlooking the garden.

Summerhouse

12'8" x 8'8" (3.86m x 2.64m)
Fitted with power supply and lighting.

Appliances

Cooke & Lewis induction hob, Hotpoint dishwasher, American style fridge/freezer, Hotpoint oven, Beko washing machine, Beko tumble dryer.

TRP: 89

Viewing: BY APPOINTMENT

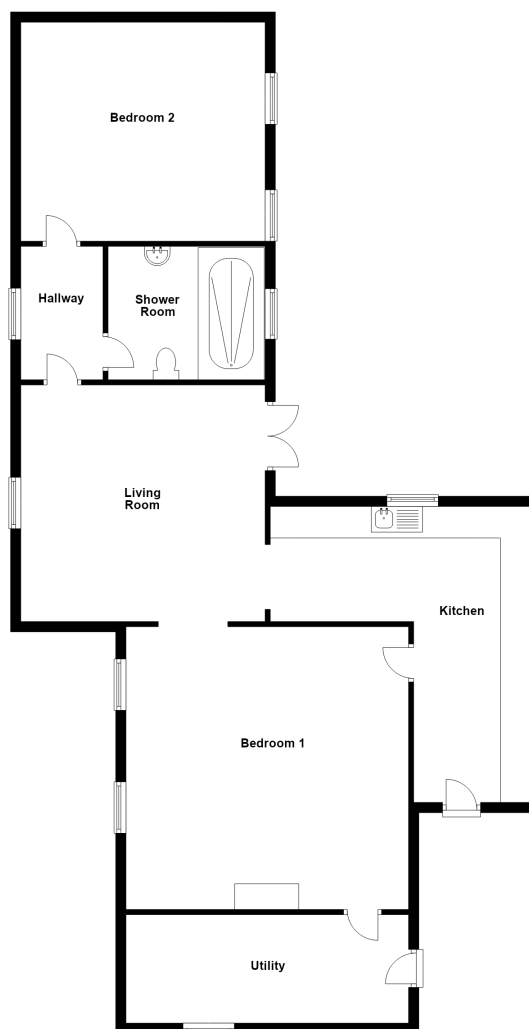
Possession: BY ARRANGEMENT

Services: Mains water, electricity. Cesspit drainage.

Construction: Mix of granite and cavity construction.

Price includes: Carpets, curtains, light fittings and appliances as listed.

Ground Floor



OUTSIDE

Front

The property is approached over a gravelled driveway providing parking for two cars.

Side

Where there is a garden laid to gravel and a raised decked area leading onto a lawned area with a garden shed and a...

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