



## Apt 2, Maison Hougue Jehannet

Hougue Jehannet, Vale, Guernsey, GY3 5UF

 x1  x1 **PERRYS 11 F2 TRP TBC**

- Ground floor level
- One allocated parking spot
- One bedroom apartment
- South-facing communal garden
- Close to amenities

**£285,000**

**LOCAL MARKET**

**swoffers**



[sales@swoffers.co.uk](mailto:sales@swoffers.co.uk)

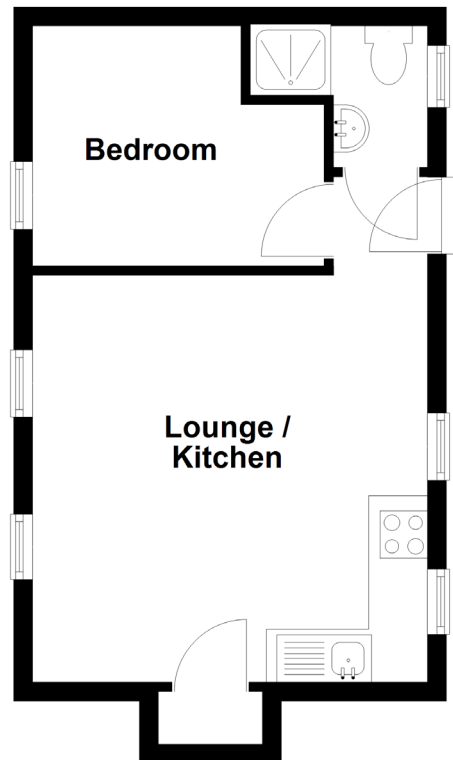
**01481 711766**

Estate House, Ann's Place, St Peter Port, Guernsey, Channel Islands, GY1 2NU





### Ground Floor



## About Apt 2, Maison Hougue Jehannet

Apartment 2 is an inviting, one bedroom residence nestled on the ground floor of a charming Guernsey property which has been converted into 5 units. Situated in a well-connected area and just short walk from the local amenities of The Bridge, Apartment 2 combines charm and convenience. A communal south-facing garden and an allocated parking space complete what is on offer. Perfect for first time buyers or investors.

### ACCOMMODATION COMPRISING

#### Lounge / Kitchen

14'10" x 14'5" (4.52m x 4.4m)

Fitted with a range of wall and base units. Dual aspect.

#### Bedroom

12'4" x 7'11" max (3.76m x 2.41m max)

A nice bright room.

#### Shower Room

6'9" x 4'6" (2.06m x 1.37m)

Three piece suite of shower, wash hand basin and W.C.

### OUTSIDE

#### Rear

Allocated parking for one car.

#### Appliances

Freestanding Hotpoint fridge/freezer, freestanding Indesit washing machine, freestanding Indesit tumble dryer, Cooke & Lewis oven, Cooke & Lewis hob.

**TRP:** TBC

**Viewing:** BY APPOINTMENT

**Possession:** BY ARRANGEMENT

**Services:** Mains water, electricity and drainage. Electric heating.

**Construction:** Granite. uPVC double glazed windows.

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



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