

Bahay Kubo

5 Guildown Clos, Le Villocq, Castel, GY5 7SH

x4 x4 PERRYS15 H2 TRP 148

- Four bedroom family home
- Large conservatory
- Walking distance to Sausmarez Park
- Enclosed garden
- Open plan living
- Parking for 2 cars

£719,950

LOCAL MARKET

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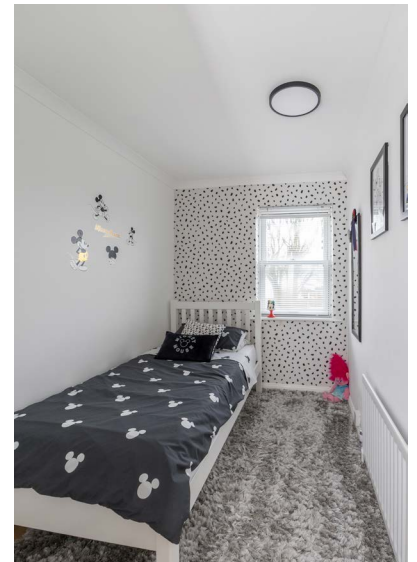


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Estate House, Ann's Place, St Peter Port, Guernsey, Channel Islands, GY1 2NU





About Bahay Kubo

Bahay Kubo is a beautifully presented four-bedroom family home, situated in a peaceful clos within walking distance of Sausmarez Park. Internally, the property benefits from a spacious lounge/dining room, a modern kitchen, and a generous conservatory. The accommodation further comprises four large double bedrooms and two bathrooms. Externally, the property offers an enclosed garden and parking for two vehicles. Viewing is highly recommended to fully appreciate the quality and scope of this home.



ACCOMMODATION COMPRISING

Entrance Hall

14'1" x 5'11" (4.3m x 1.8m)

Stairs rising to the first floor with understairs cupboard.

Separate WC

5'7" x 2'7" (1.7m x 0.79m)

WC and wash hand basin.

Lounge / Diner

27'3" x 12'6" (8.3m x 3.8m)

Sliding doors to the conservatory, and serving hatch leading to the kitchen. Built in storage.

Kitchen

13'1" x 7'10" (4m x 2.4m)

Fitted with a range of wall and base units incorporating sink and drainer.

Conservatory

14'9" x 7'7" (4.5m x 2.3m)

Access to the rear garden.

Shower Room

7'7" x 4'3" (2.3m x 1.3m)

Includes a shower with glass shower screen, wash hand basin unit and storage under the sink. Fitted with a skylight.

Bedroom 4

13'9" x 7'10" (4.2m x 2.4m)

Fitted wardrobes, storage and shelving.

FIRST FLOOR

Landing

7'7" x 6'3" (2.3m x 1.9m)

Fitted cupboard housing the hot water tank and storage. Access to the loft.

Bedroom 1

10'6" x 15'1" (3.2m x 4.6m)

A run of fitted wardrobes.

Bedroom 2

8'10" x 8'10" (2.7m x 2.7m)

A run of fitted wardrobes.

Bedroom 3

11'10" x 6'3" (3.6m x 1.9m)

Built-in storage and shelving.

Bathroom

6'3" x 8'2" (1.9m x 2.5m)

Fitted with a three piece suite of WC, bath with shower attachment over and wash hand basin.

OUTSIDE

Front

Off street parking for two vehicles.

Rear

Private enclosed garden, partly laid to patio and lawn with mature trees and shrubs.

Appliances

Zanussi induction hob, Zanussi extractor fan, Zanussi integrated oven, Zanussi integrated microwave, Zanussi dishwasher, Zanussi washer dryer, Zanussi integrated fridge/freezer.

TRP: 149

Viewing: BY APPOINTMENT

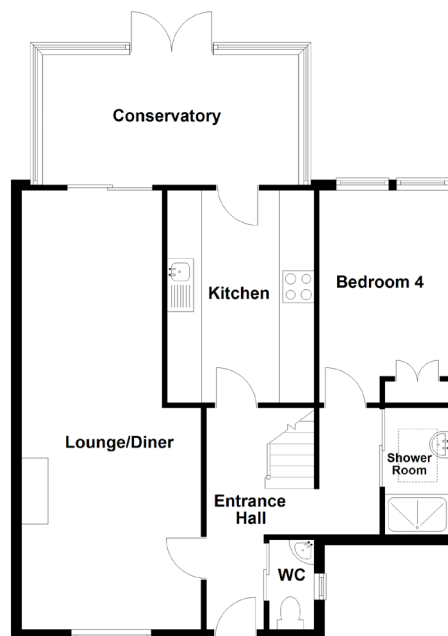
Possession: BY ARRANGEMENT

Services: Mains water, electricity and drainage. Oil central heating.

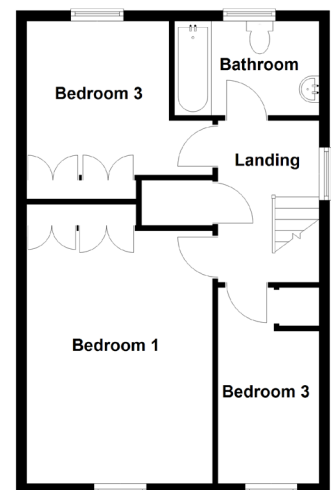
Construction: uPVC double glazed windows and uPVC fascias and soffits.

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

Ground Floor



First Floor



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