

**SOLE
AGENT**



Saresqueta

Rue Pelouse, Les Prins, Vale, Guernsey, GY6 8HG

 x2  x1 TRP 115

- Two bedroom bungalow
- Desirable West Coast location
- Spacious living room
- Separate single garage
- Parking for up to three vehicles
- Some modernization required

£560,000

LOCAL MARKET

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





About Saresqueta

Saresqueta is a charming two-bedroom bungalow, ideally situated close to the West Coast's beautiful sandy beaches. The accommodation comprises a spacious living room, kitchen, bathroom with a separate W.C., two double bedrooms, and a generous conservatory.

Externally, the property benefits from a low-maintenance gardens and a single garage. While some modernisation would enhance the property throughout, it offers an excellent opportunity to acquire a bungalow in a highly desirable location.

ACCOMMODATION COMPRISING

Entrance Hall

18'7" x 4'4" (5.66m x 1.32m)

Bathroom

5'5" x 5'5" (1.65m x 1.65m)

Fitted with a wash hand basin and bath with shower over.

Separate WC

6'1" x 2'8" (1.85m x 0.81m)

Living Room

16'10" x 12'10" (5.13m x 3.9m)

A large picture window overlooking the front of the property. Electric fireplace.

Kitchen

10'1" x 7' (3.07m x 2.13m)

Fitted with a range of wall and base units and tiled walls. Tiled flooring.

Conservatory

15'10" x 14' (4.83m x 4.27m)

Tiled flooring.

Bedroom 1

13'11" x 12'5" (4.24m x 3.78m)

Fitted with a range of bedroom furniture. Window with aspect over the front of the property.

Bedroom 2

11'10" x 10'3" (3.6m x 3.12m)

Wood effect flooring as laid. Window with aspect over the rear of the property.

OUTSIDE

Front

The property is approached by a tarmac driveway providing parking for up to three vehicles.

Rear

Where there is a garden laid to patio.

Garage

16'5" x 7'10" (5m x 2.4m)

Window. Power supply.

TRP: 115

Viewing: BY APPOINTMENT

Possession: BY ARRANGEMENT

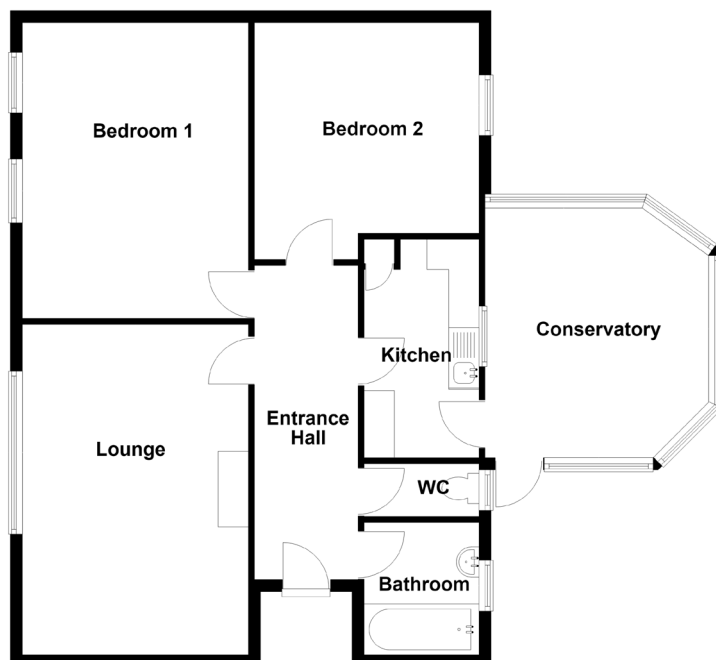
Services: Mains water, electricity and drainage. Oil fired central heating.

Construction: uPVC double glazed windows.

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

Service charge: £25 per month.

Ground Floor



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