

The Developer will cover the document duty for any Ebenezer apartment



Apartment 6 Ebenezer Church

Brock Road, St Peter Port, GY1 1RR

£430,000

Local Market



swoffers



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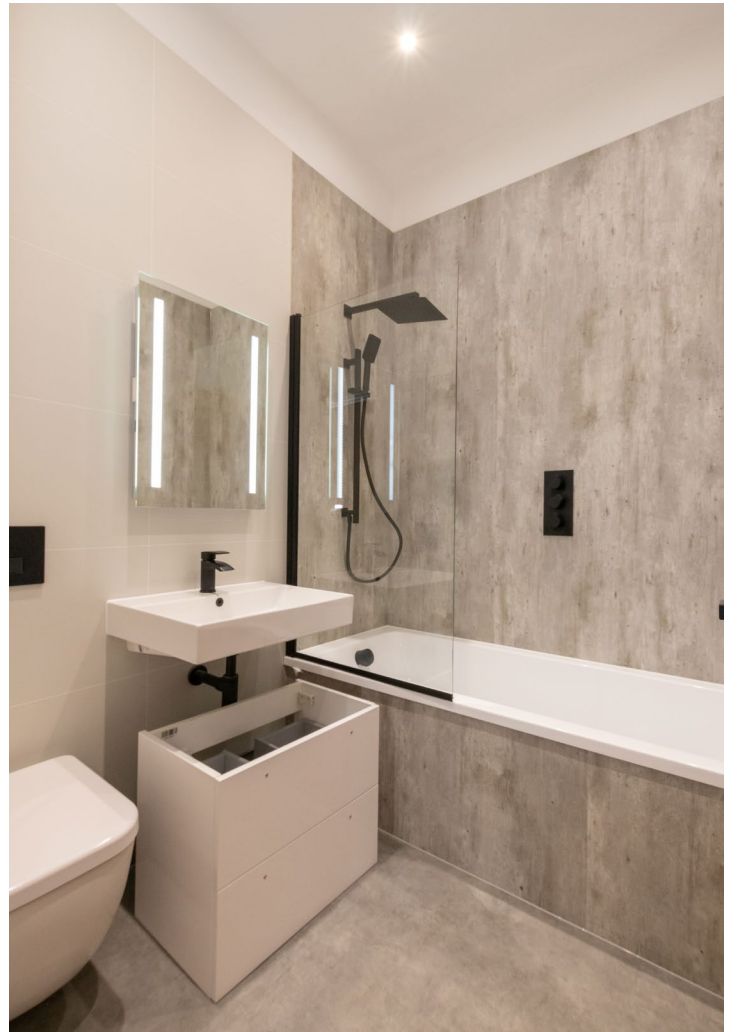
Estate House, Ann's Place, St Peter Port, Guernsey, Channel Islands, GY1 2NU

Brand new development
Ground Floor
One Bedroom plus study
Off street parking

Central St. Peter Port location
Light filled apartments
Bursting with character throughout

Available to owner / occupiers or investors, with guaranteed 6% per annum return for two years





About Apartment 6 Ebenezer Church

Swoffers are delighted to offer this iconic new development to the market, giving you the chance to own a piece of Guernsey history. The original Church (dating back to 1878) has been beautifully developed and restored offering modern living whilst still retaining stunning character features throughout. The apartments are filled with natural light and many offer vaulted ceilings, exposed beams and feature Church style windows, some with stained glass. Each apartment is unique and must be viewed internally to appreciate all they have to offer. Set in a central St. Peter location with the advantage of off street parking these apartments will appeal to a multitude of buyers. Available to owner / occupiers or investors, with a guaranteed return of 6% per annum for two years in respect of the latter.

ACCOMMODATION COMPRISING

Entrance Hall

6'7" x 11'2" (2m x 3.4m)
Storage cupboard.

WC

2'7" x 4'3" (0.79m x 1.3m)
WC and wash hand basin.

Kitchen/Living area

18'1" x 22'8" (5.5m x 6.9m)
Two church style windows to side.

Turret area

9'2" x 8'6" (2.8m x 2.6m)
Full height windows to front.

Bedroom

15'1" x 13'1" (4.6m x 4m)
Circular Church style window to side with stained glass.

Ensuite Bathroom

6'7" x 5'3" (2m x 1.6m)
WC, sink with storage underneath, bath with waterfall style shower attachment over.

Appliances

Samsung oven. Samsung Hob. Samsung extractor fan. Samsung microwave.
Candy fridge. Candy freezer. Candy dishwasher.

TRP: TBC

Viewing: BY APPOINTMENT

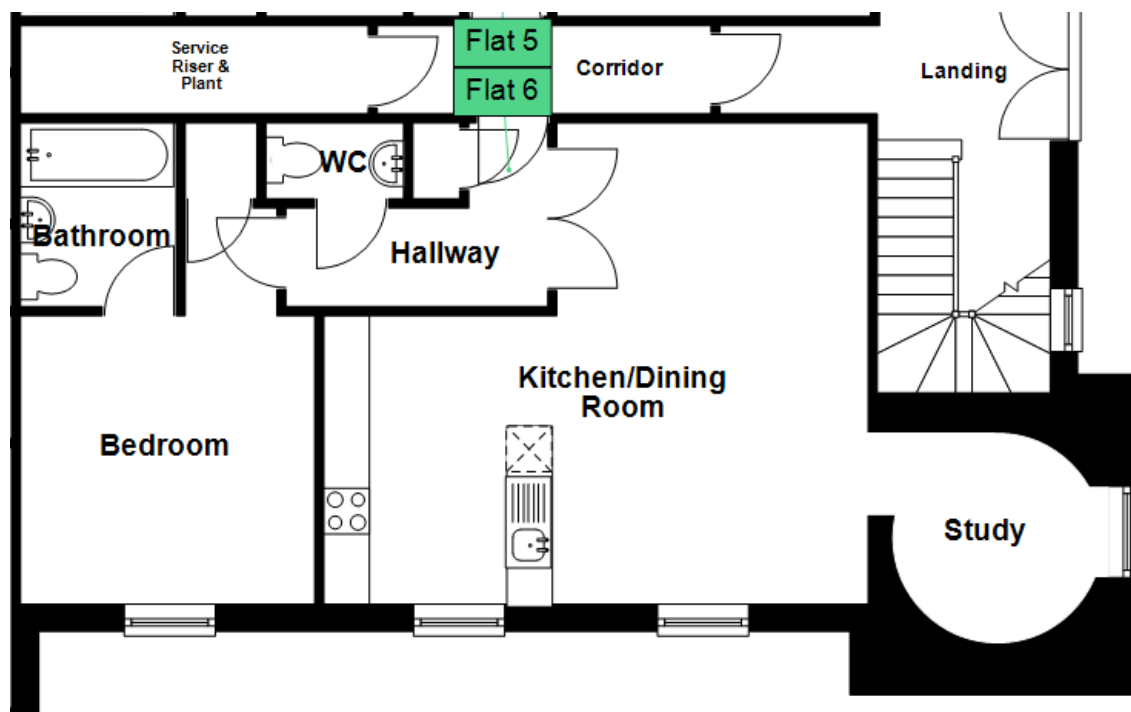
Possession: BY ARRANGEMENT

Services: Mains water, electricity and drainage. Electric central heating, under-floor heating in the bathroom.

Construction: uPVC double glazed windows.

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

Service Charge: £243



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