



Petit Port House

Route De Jerbourg, St. Martin, Guernsey, GY4 6BB

LOCAL MARKET RENTALS

£7,000pm



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



Impressive, high specification family home

Five en-suite bedrooms. Vast kitchen/living space

Ample parking plus space within double garage

Large maintained lawned garden with patio and sea views

Enviably St Martin's location, near south coast cliffs

Rent £7,000 per month

Deposit £21,000

Available beginning of October 2026





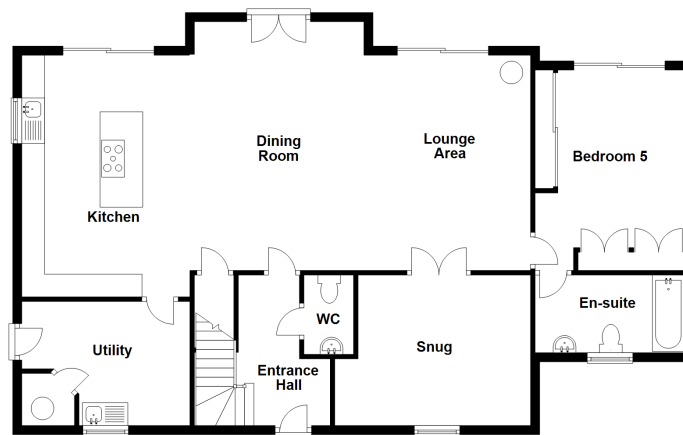




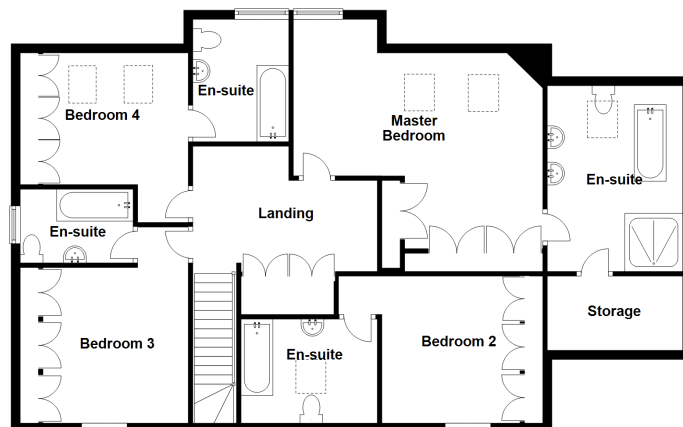




Ground Floor



First Floor



About Petit Port House

High specification, modern family home situated in the ever-popular St Martin's parish, within easy reach of amenities, primary schooling, lovely cliff walks and secluded bays. This stunning unfurnished property offers five en-suite bedrooms, a vast open plan kitchen/living room plus separate snug and utility internally, whilst externally, the large block paved driveway leads to a double garage (in part used by the Landlord for the storage of one car) and the maintained rear garden is an impressive size, stretching back nearly 70 metres and affording views over the south coast cliffs to the sea. With features such as electric underfloor heating via air source heat pump, built-in air circulation unit, Cat-6 cabling and high-end kitchen, bathrooms and fitted wardrobes, this beautiful home offers space, luxury and practicality in an enviable location. Available beginning of October 2026 for a two year minimum term. Pets welcome.

ACCOMMODATION COMPRISING

Entrance Hall

12'5" x 6' (3.78m x 1.83m)

WC

5'9" x 4' (1.75m x 1.22m)

Open Plan Lounge/Kitchen/Diner

43' x 6.15 (13.1m x 6.15)

Understairs Cupboard

9'10" x 0.97 average (3m x 0.97 average)

Utility Room

13'9" x 9'8" (4.2m x 2.95m)

Snug/Home Office

17'1" maximum x 12'1" (5.2m maximum x 3.68m)

Bedroom 5

12'1" (3.68) x 14'11" (4.55) to the front of the wardrobes

Ensuite Bathroom

12' x 5'8" (3.66m x 1.73m)

FIRST FLOOR

Landing

14'11" (4.55) x 11' (3.36) average

Bedroom 4

11'8" (3.56) x 11'6" (3.5) to the front of the wardrobes

Ensuite Bathroom

9'2" x 5'11" (2.8m x 1.8m)

Bedroom 3

11'7" (3.52) x 11'6" (3.5) to the front of the wardrobes

Ensuite Bathroom

9'6" x 6'10" (2.9m x 2.08m)

Master Bedroom

21'6" (6.56) x 16'4" (4.98) average to the front of the wardrobes

Ensuite Bathroom

15'11" x 11'4" (4.85m x 3.45m)

Storage Room

12'1" x 5'9" (3.68m x 1.75m)

Bedroom 2

11'11" (3.62) x 11'9" (3.59) average to the front of the wardrobes

Ensuite Bathroom

10'6" x 7'9" (3.2m x 2.36m)

Appliances

Two single electric ovens, one combi microwave, three large warming/proving drawers, one small warming drawer, one full height freezer, one full height fridge, dishwasher, wine fridge, five ring induction hob, extractor hood, washing machine and tumble dryer.

Furnishings

Unfurnished, but with appliances as listed and window coverings as fitted.

OUTSIDE

Grey block paved driveway with parking for three vehicles, leading to one space in the double garage. Patio frontage with planted borders. Pedestrian gate and five bar gate to the sides of the property with paths either side leading to the south-facing rear garden comprising large patio area with step down onto a large maintained lawned garden, which is approximately 70 meters long and with views beyond of the cliffs and sea.

Services

Mains electricity, water and drainage. Underfloor electric heating via air source heat pump. Triple glazed windows. Air filtration system.

Available

Available beginning of October 2026

Term

Two year term by negotiation.

Rent

£7,000 per month to include gardening.

Deposit

£21,000.



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