

SOLE  
AGENT

## Les Eperons

2 Tropicana Bungalows | La Ruelle de la Tour | Castel | GY57TT

This semi-detached one bedroom house is located in a quiet development of similar properties and is a five minute walk from Cobo beach and the neighbouring amenities. The property is presented to the market in move-in condition but would benefit from slight modernisation. Accommodation comprises open plan kitchen/lounge/diner, double bedroom and a shower room. To the rear of the property is a courtyard garden with gated access to the front of the property and the parking area. There is an allocated parking space for one car and visitor parking on the clos.

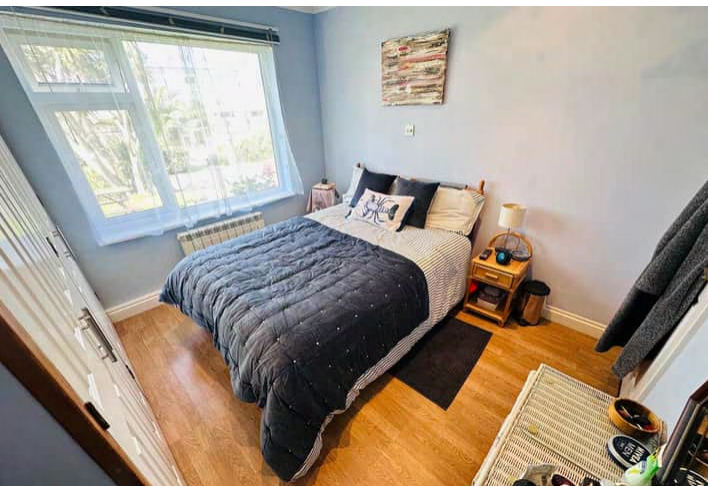
**£360,000**

1 BEDROOM

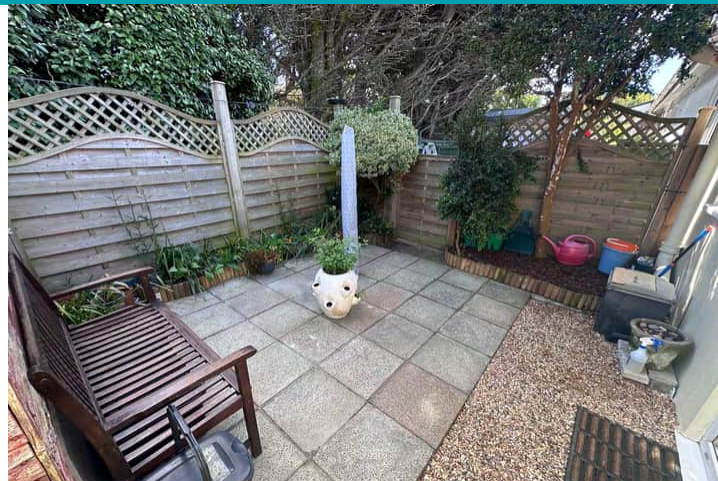
1 BATHROOM

1 RECEPTION

# PHOTOS



PHOTOS



# SPECIFICATIONS



## **Kitchen/Lounge/Diner**

4.84m x 2.88m (15' 11" x 9' 5")

## **Bedroom**

3.15m x 2.98m (10' 4" x 9' 9")

## **Shower Room**

1.76m x 1.54m (5' 9" x 5' 1")

## **Garden**

To the rear of the property is a courtyard garden with gated access to the front of the property and the parking area.

## **Parking**

There is an allocated parking space for one car and visitor parking on the clos.

## **PRICE INCLUDES**

Curtains, carpets and light fittings.

## **SPECIAL FEATURES**

- Communal garden
- Convenient Castel location
- uPVC double glazed
- Quiet development

## **SERVICES**

Mains water, electricity, gas and drainage. Gas central heating.

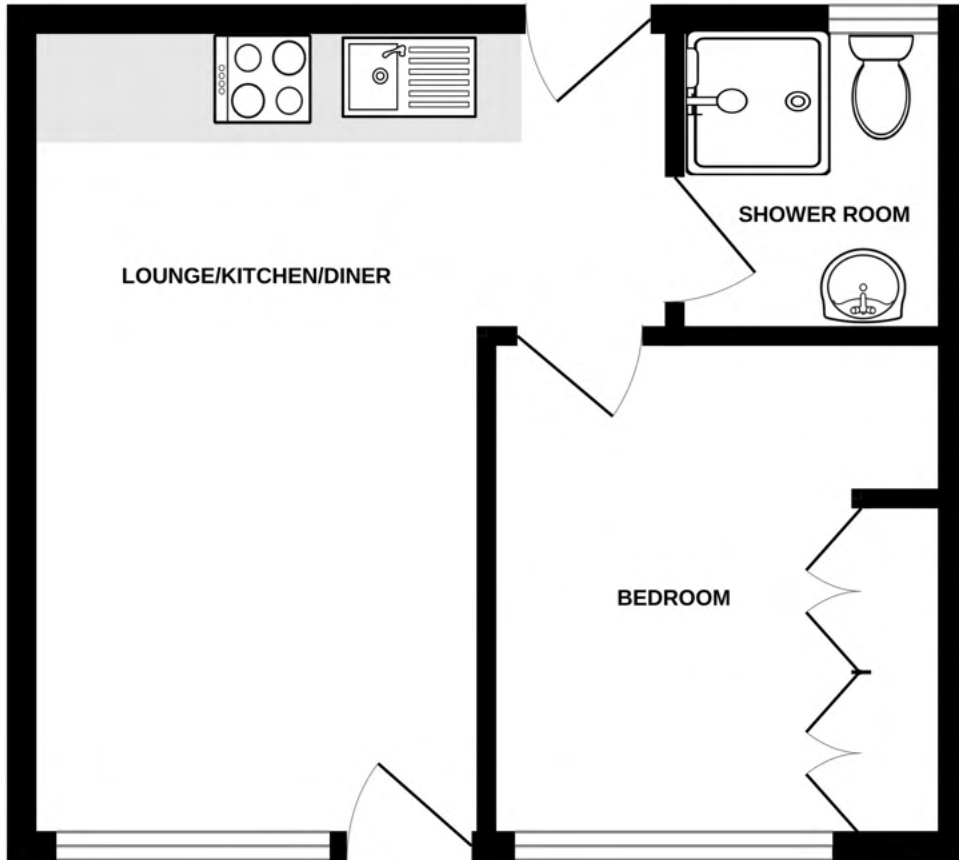
## **APPLIANCES INCLUDED**

- Four ring gas hob
- Neff single oven
- Extractor fan
- Integrated fridge

## **SCHOOL CATCHMENT**

n/a

## GROUND FLOOR



LES EPERONS

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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