

7 Gloucester Court, Rouge Bouillon, St Helier. JE2 3XZ

£395,000

FOR SALE



PROPERTY DESCRIPTION

Hugely spacious over 900ft², one bedroom plus unofficial study (currently used as a 2nd bedroom), top floor (no lift) light and bright due to windows facing east and south with great roof top views over St Helier to the sea. Peacefully and conveniently located on the edge of St. Helier yet close to amenities. The living area is so large that the current owners have added a stylish study (currently used as a 2nd bedroom) from this there is access to a south facing covered balcony. A separate kitchen, large bedroom with en-suite bathroom, cloakroom and large hall with abundant cupboards. To the rear of the building is a communal garden, one designated parking space and visitor to the front and a communal bike store. with no restriction on children or pets, low service charges, and with so much light any occupants will never be short of Vitamin D! This excellent home and well worth viewing.

FEATURES

- Seriously spacious 880ft² 1 bedroom apartment
- Stylish study (currently used as 2nd bedroom)
- Top floor (no Lift), flooded with light
- South facing covered balcony/sunroom
- Large bedroom with en-suite
- Purpose built, designated parking & communal garden



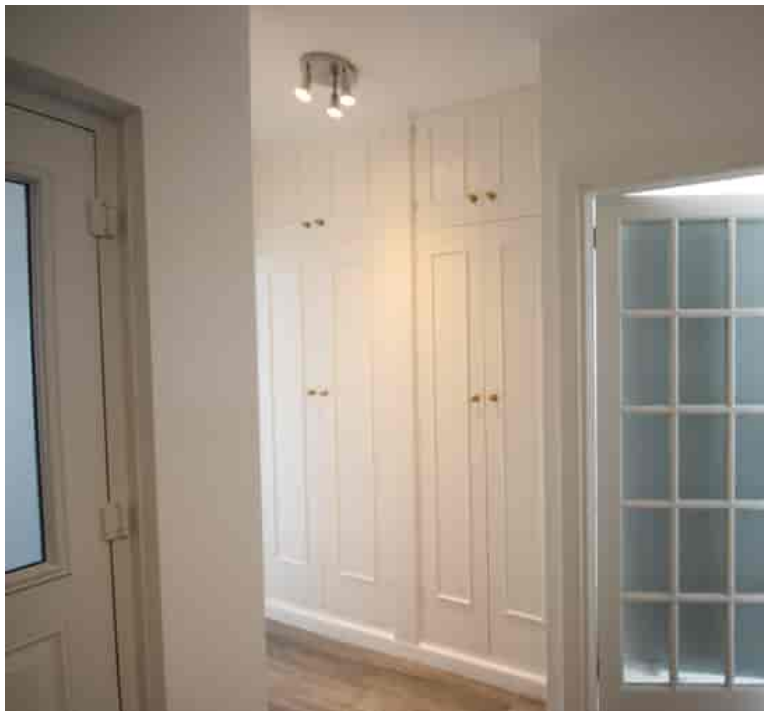
ROOM DESCRIPTIONS

Service charges

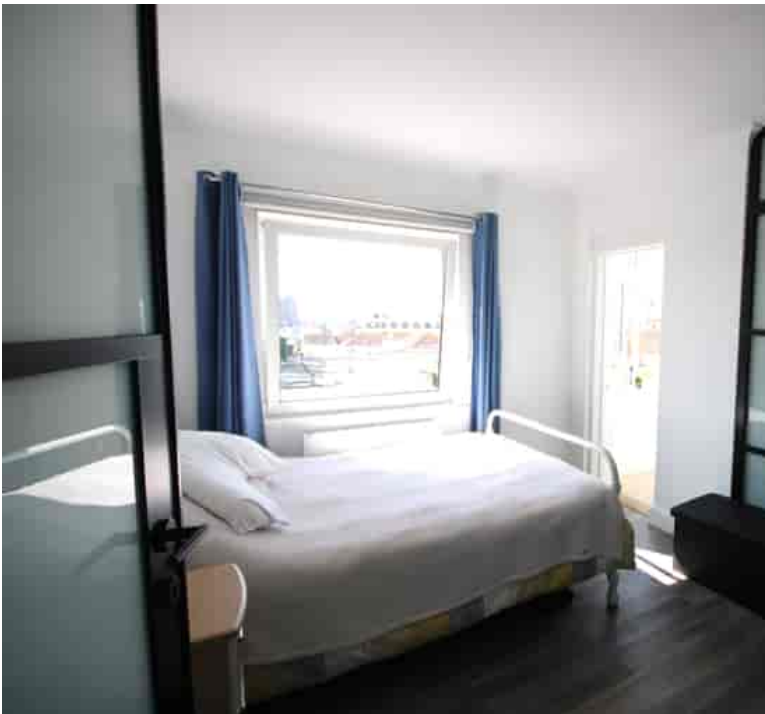
£233 pm include communal cleaning, gardening, lighting, management fees, buildings insurance and sinking fund.

Directions

Immediately after the exit of The Savoy Hotel, turn into Gloucester Terrace.

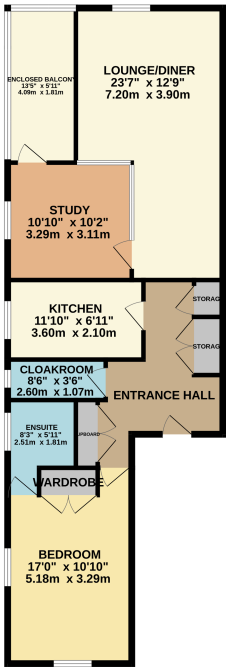






FLOORPLAN

3RD FLOOR
908 sq.ft. (84.3 sq.m.) approx.



TOTAL FLOOR AREA: 908 sq.ft. (84.3 sq.m.) approx.

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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