



7 Armstrong Court

65 Victoria Road | St Peter Port | GY11JB

This recently decorated top floor flat is part of a beautiful development which comprises of only seven properties. This well presented home is conveniently located in the heart of St. Peter Port, within walking distance of shops, restaurants, Beau Sejour and Cambridge Park. Accommodation comprises open plan kitchen/lounge/diner, a large double bedroom and a bathroom. The property further benefits from an allocated parking space to the rear. This is a great opportunity for either a first-time buyer or those looking for a buy-to-let.

£325,000

SOLE
AGENT

1 BEDROOM

1 BATHROOM

1 RECEPTION

Shields
& Rutland

PHOTOS



PHOTOS



Entrance Hall

3.33m x 1.51m (10' 11" x 4' 11")

Lounge/Diner

4.52m x 3.29m (14' 10" x 10' 10")

Kitchen

2.85m x 1.50m (9' 4" x 4' 11")

Bedroom

3.82m x 3.61m (12' 6" x 11' 10")

Bathroom

2.76m x 1.76m (9' 1" x 5' 9")

Parking

There is an allocated parking space for one car.

PRICE INCLUDES

Flooring, blinds and light fittings

SPECIAL FEATURES

- Convenient town location
- Top floor apartment
- Low-maintenance
- Parking for one car

SERVICES

Mains water, electricity and drainage. Gas heating.

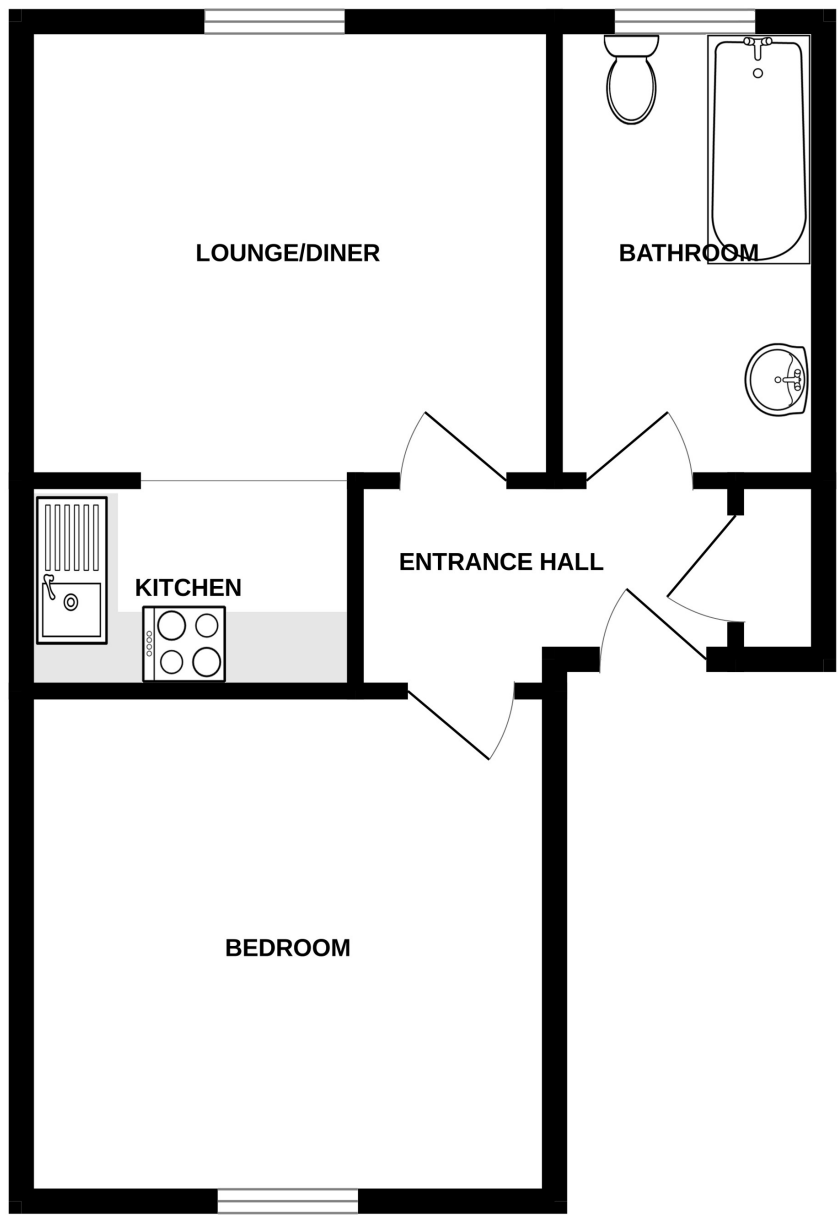
APPLIANCES INCLUDED

- Hotpoint washer/dryer
- Aroston oven
- Hotpoint hob
- Extractor fan
- Fridge with ice box

SCHOOL CATCHMENT

n/a

SECOND FLOOR



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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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