

L'Hermitage Gardens 17 Lavender Mews, La Route de  
Beaumont, St Peter. JE3 7HD

£379,000 Flying Freehold

**SOLD STC**



## PROPERTY DESCRIPTION

A fine example of these popular over 60s one bed apartments, situated on the 1st floor of the main building with a south west facing balcony. The modern design provides a large entrance hall, lounge diner, separate kitchen, spacious bedroom with recessed wardrobes a shower room, large airing cupboard. L'Hermitage Gardens provides a receptionist on the ground floor, library, communal garden room and games room, beautiful garden areas. Large store cupboard and permit parking. No onward chain, sole agent.

## FEATURES

- 1 bedroom balcony apartment
- Close to bus stop and Beaumont amenities
- Light and bright interior
- Separate kitchen. Large airing cupboard
- Permit parking and storeroom
- Restricted to over 60's



## ROOM DESCRIPTIONS

### Service charges

£615.94 per quarter, includes communal cleaning, lighting, gardening, maintenance, sinking fund etc.

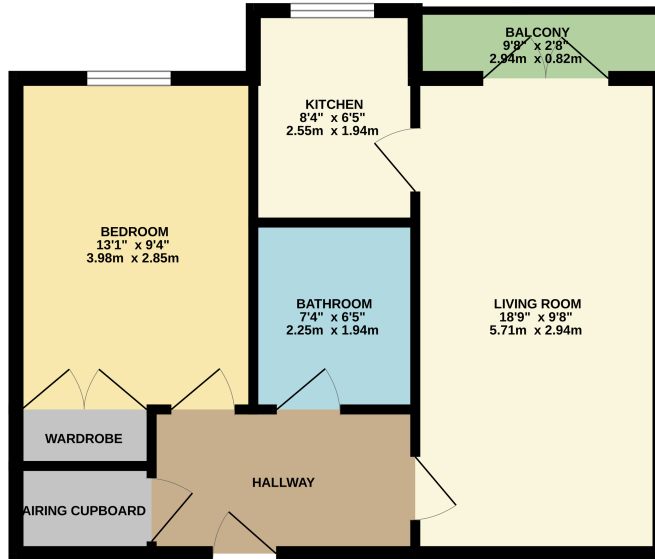






# FLOORPLAN

GROUND FLOOR  
492 sq.ft. (45.7 sq.m.) approx.



TOTAL FLOOR AREA: 492 sq.ft. (45.7 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.  
Made with Metropix 12/2014