

**Apt 3 Westview Cottage La Rue Carrée, St Brelade. JE3 8FJ**

**£1,850 pcm**

**TO LET**



## PROPERTY DESCRIPTION

Surfers, get ready to ride the tide with this recently renovated top floor two-bedroom apartment in the coveted parish of St. Brelade. Nestled just a stone's throw away from St Ouen's Bay, Jersey's No. 1 surf spot, this fully furnished gem is the perfect retreat for those who live for the thrill of the waves. Inside, you'll find a contemporary design that blends seamlessly with the characterful charm of the building. With 717ft<sup>2</sup> of spacious living space, you'll have all the room you need to unwind after a day on the water. But the perks don't stop there! You'll also have access to a communal garden, a single garage with storage space above, designated parking for two cars, and even visitor parking for your friends. Plus, with Les Ormes, Les Quennevais Sports Centre, and a variety of shops and restaurants just a stone's throw away, you'll have everything you need right at your doorstep. So grab your board, catch the next wave, and make this immaculately presented top floor sanctuary above St. Ouen's Bay, your new wave-riding haven. Call now to book your viewing and start living the dream!

## FEATURES

- 800ft<sup>2</sup> spacious top floor apartment
- Situated just moments from the surf!
- Both bedrooms with en-suite, plus guest cloakroom
- Garage with storage, 2 designated parking + visitor
- Totally renovated to a high standard
- Perfect sanctuary after a day in the surf



## ROOM DESCRIPTIONS

### Communal garden

A communal garden is situated to the south of the building

### Garage & Parking

Single garage with loft storage, 2x designated parking spaces in front of garage, and numerous visitor parking to the front of the building.

### Service charges

£75 pm

### Restrictions

No restrictions on pets!

### Directions

From Les Quennevais School, pass Les Ormes entrance on your LHS, 50m turn right onto gravel drive. Apt 3 entrance is at the back of the building, up the tourelle.  
What3Words: <https://w3w.co/emitters.atomic.harvester>







FLOORPLAN

TOP FLOOR  
805 sq.ft. (74.8 sq.m.) approx.



TOTAL FLOOR AREA: 805 sq.ft. (74.8 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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