

CHISWELL HOUSE



6
BEDROOMS

2
BATHROOMS

1,964
SQ FT

£3,800 LOCAL MARKET, ST. MARTIN

An immaculate property situated in a small, select clos in the heart of St Martins parish, within a short stroll of the primary school, cliff walks, restaurants and shops. With modern decor throughout, the property offers well proportioned accommodation over three floors, the ground floor comprising sitting room/dining room, study, kitchen/breakfast room with adjoining utility room, cloakroom and integral access to the garage. The first floor includes four bedrooms, the primary bedroom with en-suite bathroom, and family shower room, whilst there are two further bedrooms situated on the second floor. Externally, there is parking for two cars in front of the garage and an enclosed garden to the rear with high walls allowing for lots of privacy, and a charming south facing, paved garden to the front, enjoying daytime and evening sunshine.



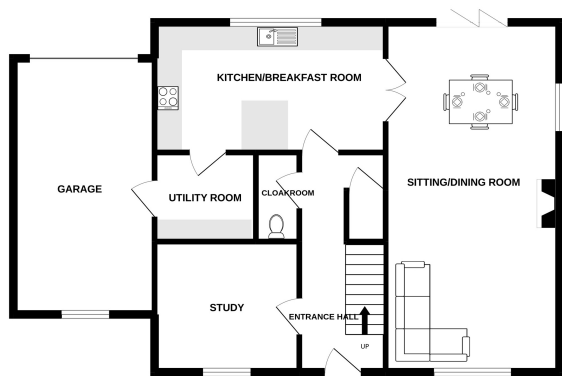
LIVINGROOM
The Channel Island Estate Agent



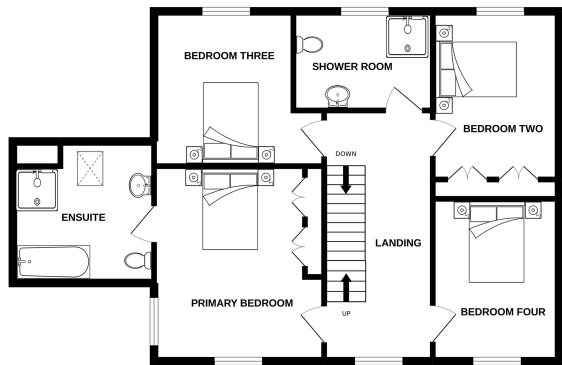




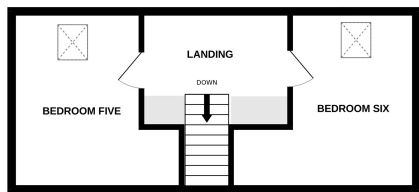
GROUND FLOOR
846 sq.ft. (78.6 sq.m.) approx.



1ST FLOOR
773 sq.ft. (71.8 sq.m.) approx.



2ND FLOOR
345 sq.ft. (32.1 sq.m.) approx.



TOTAL FLOOR AREA : 1964 sq.ft. (182.5 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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KEY FACTS

Immaculate family home
Excellent accommodation over 3 floors
Enclosed garden
Garage and parking
Available mid June on a 3 month rolling lease
Ideal for clients with building work or home insurance claim

SERVICES

Mains water and electric

DRAINAGE

Mains drainage

HEATING

Oil fired entral heating

APPLIANCES

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INCLUSIONS

To include all carpets and fitted flooring, the curtains and blinds as hung, light fittings and appliances as listed.

SCHOOL CATCHMENT

St Martin's Primary School
Les Beaucamps High School

These particulars are supplied on the understanding all negotiations by Livingroom are conducted through this office. We understand these particulars to be correct but we do not guarantee their accuracy nor do they form part of any contract. Any floor plans provided are for the purposes of identification only and are not of absolute delineation. Measurements and areas illustrated are approximate and should not be relied upon. Livingroom have not undertaken a detailed survey, nor tested the services, appliances and specific fittings.

£3,800



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