

# LE SEELEUR WORKSHOP APT.2

SOLE AGENT



## 3

BEDROOMS

## 2

BATHROOMS

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**£3,250 ST. HELIER**

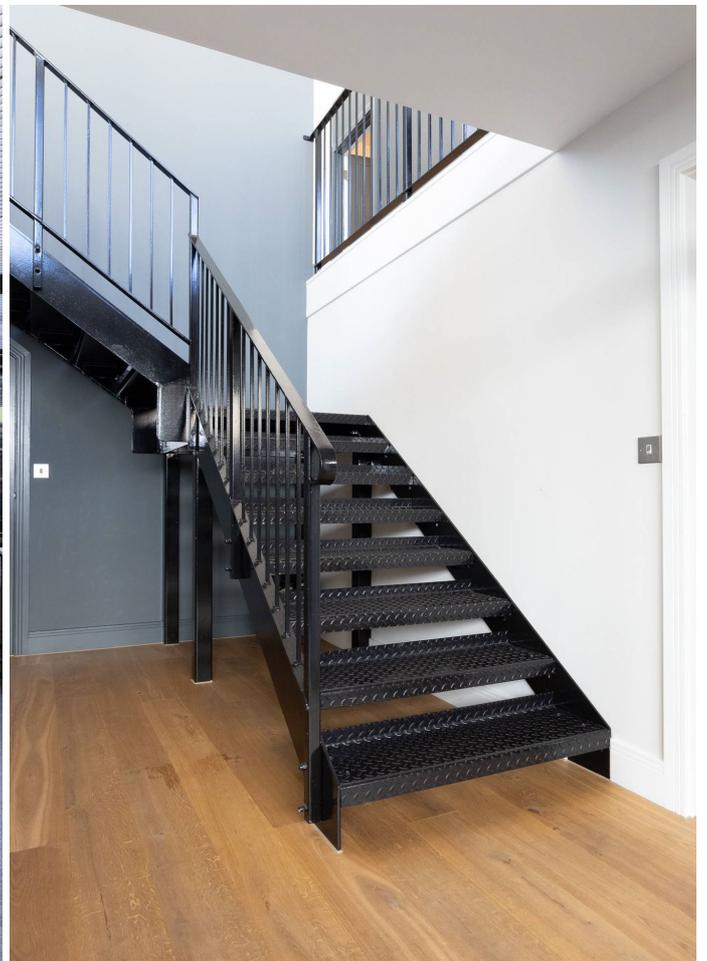
ENTITLED/LICENSED. SHORT-TERM TENANCY - Dating back to 1845 the Le Seeleur workshops are a rare survival of a historical industrial building on the edge of the town centre. The open nature of this property - with glazing walls- provides an abundance of light from every angle. Renovated to a high standard Unit two has been sympathetically modernised blending period industrial charm with contemporary architectural design and bespoke finishes. This spacious warehouse conversion benefits from an abundance of lateral space making it ideal for communal family living, creatives in search of live/work space' or anyone who is in search of something unique. On the ground floor, you will find two double bedrooms including a primary En-suite with a dressing room, a single bedroom/study and a house bathroom. Upstairs there is a large open-plan kitchen/dining/sitting room, cloakroom and utility room. Externally, there is a small balcony and allocated parking for one vehicle. Fully furnished...



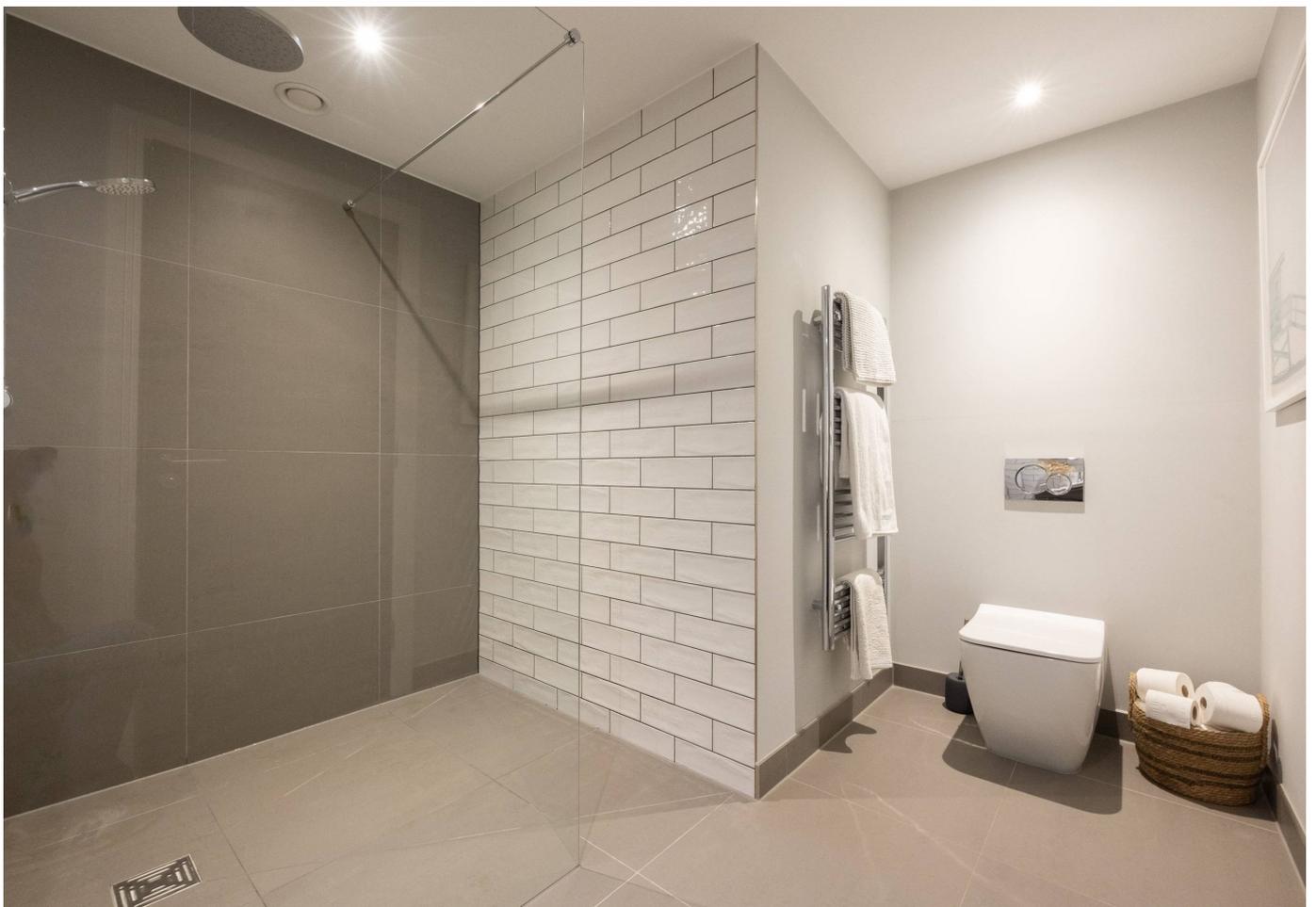
**LIVINGROOM**

The Channel Island Estate Agent

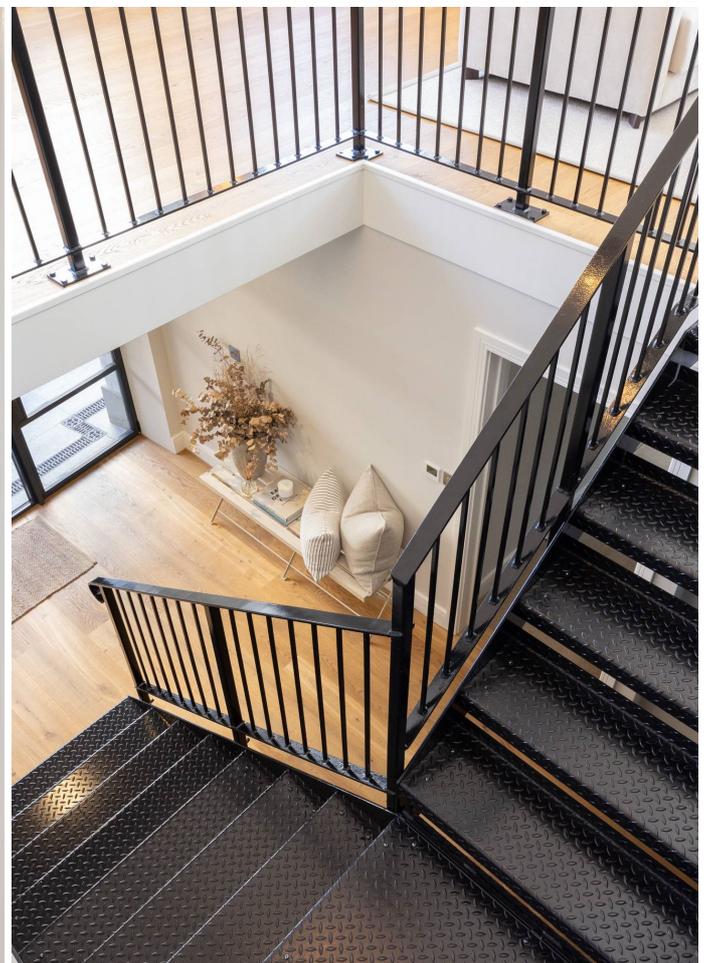
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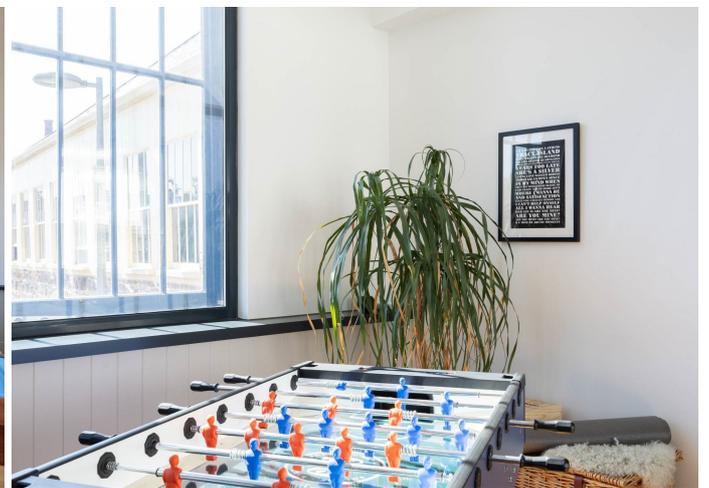


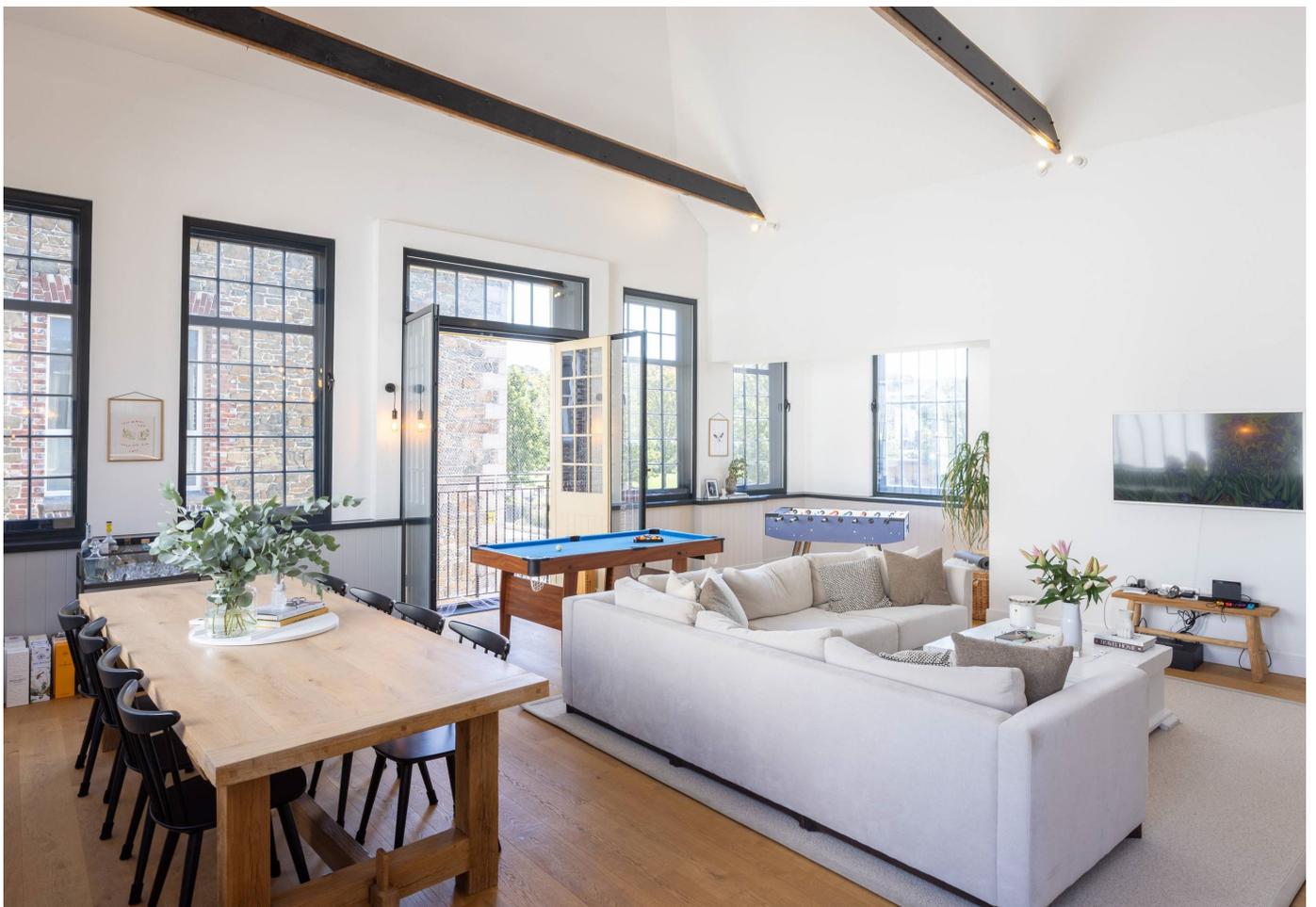






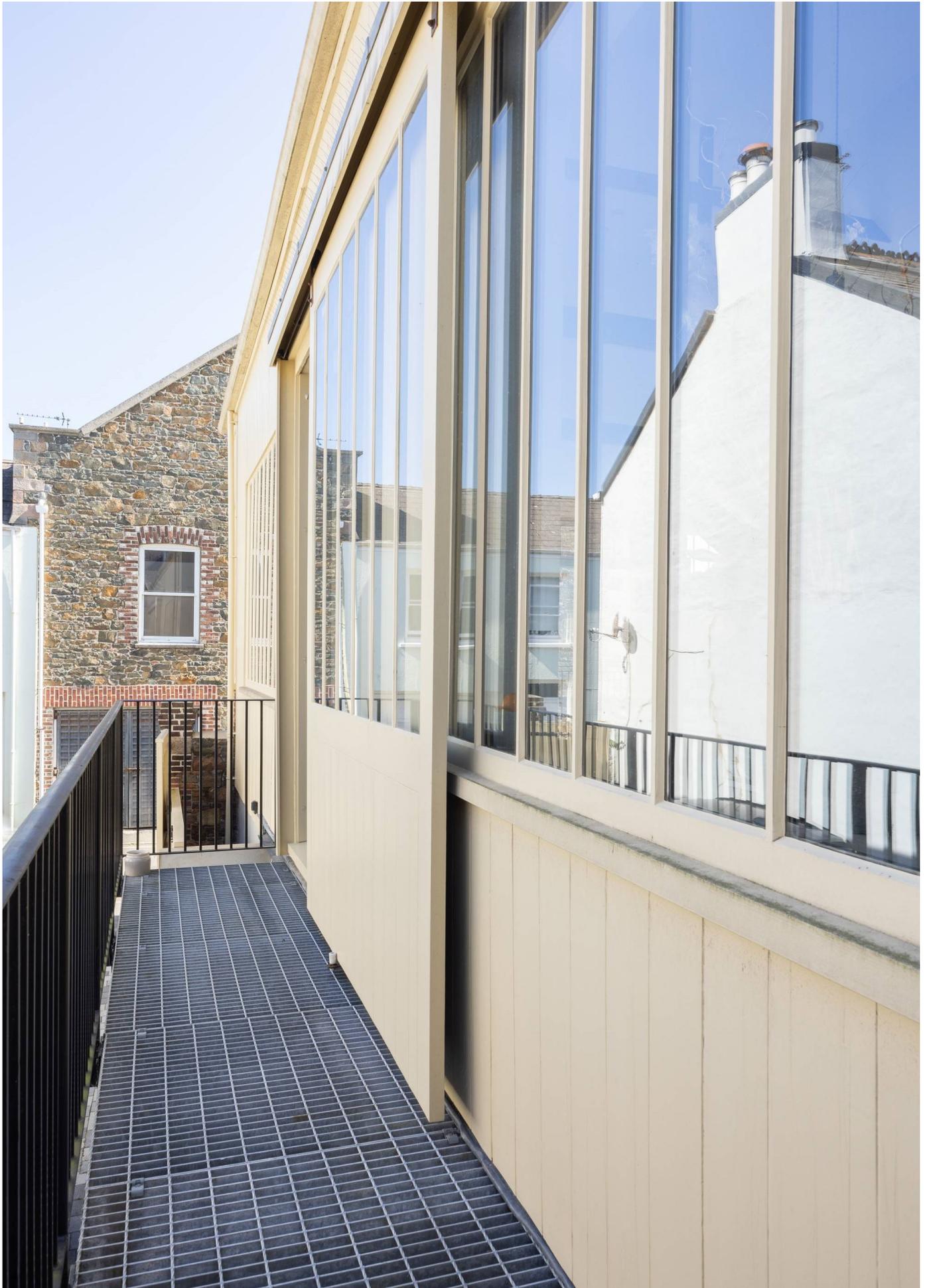












Entrance Hall	14'9 x 8'2
Primary Bedroom	16'7 x 9'6
Dressing room	11'1 x 8'3
En-suite	10'6 x 8'3
Inner Hallway	8'1 x 3'0
Bedroom two	27'0 x 10'2
Bedroom three/study	8'8 x 8'0
House bathroom	8'2 x 5'3
<b>FIRST FLOOR</b>	
Kitchen/dining/sitting room	49'7 x 27'9
Cloakroom	7'1 x 4'6
Utility room	7'0 x 5'5

**KEY FACTS**

**SHORT-TERM TENANCY**

Historical industrial building located on the edge of the town centre

Ideal for communal family living or creatives in search of live/work space

Close to local shops, eateries and amenities in St. Helier

Abundance of light from every angle

Two double bedrooms plus single bedroom/study

Large 49ft vaulted ceiling living space

Available March 2026

Regret not suitable for pets

Parking for one vehicle

Available on a furnished basis

ENTITLED/LICENSED

**SERVICES**

All mains drains and water

**HEATING**

Underfloor electric heating throughout

**APPLIANCES**

Siemens induction hob

Siemens Integrated fridge/freezer

Siemens single oven and microwave

Siemens dishwasher

Samsung washer/dryer

**INCLUSIONS**

To include all items listed in the inventory/condition report

**SCHOOL CATCHMENT**

Janvrin

Grainville

Haute Vallee

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.

**£3,250**



**LIVINGROOM**  
The Channel Island Estate Agent