

EASTWOOD HOUSE



5

BEDROOMS

3

BATHROOMS

2,150

SQ FT

0.2

ACRES

£1,595,000 OPEN MARKET, ST. PETER PORT

This beautiful period townhouse is situated in a desirable St. Peter Port location. Eastwood House has recently been remodelled and renovated to the highest of standards and represents a fantastic opportunity to acquire a wonderful family home. The ground floor accommodation includes two stylish reception rooms and a superbly appointed kitchen which opens out onto the well-maintained walled garden. Four double bedrooms are spread over the first and second floors with a further bedroom on the lower ground floor with separate external access to the rear of the property. In addition, there is parking for multiple vehicles to the front of the property. Viewing is essential to appreciate all that Eastwood House has to offer.



LIVINGROOM

The Channel Island Estate Agent

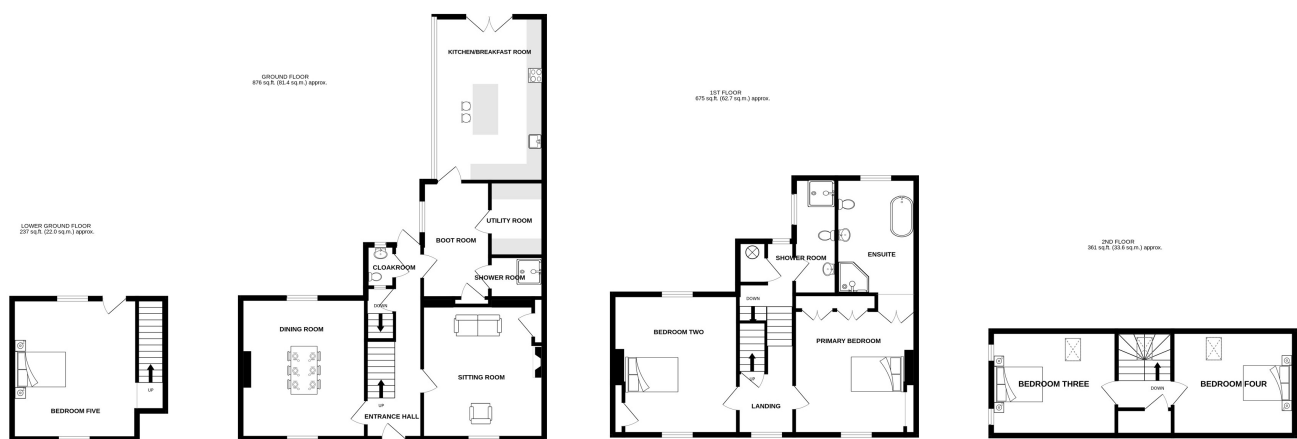












TOTAL FLOOR AREA : 2150 sq.ft. (199.7 sq.m.) approx.

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.

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LOWER GROUND FLOOR

Bedroom five 14'6 x 12'7

GROUND FLOOR

Entrance hall 20'8 x 6'0

Sitting room 15'0 x 13'0

Dining room 15'0 x 13'4

Cloakroom 4'0 x 3'9

Boot room 12'5 x 7'3

Kitchen/breakfast room 17'7 x 11'9

Utility room 6'7 x 4'3

Shower room 4'3 x 3'6

FIRST FLOOR

Landing 20'8 x 6'0

Primary bedroom 15'0 x 13'0

En-suite bathroom 12'4 x 7'2

Bedroom two 15'0 x 13'0

Shower room 12'4 x 4'6

SECOND FLOOR

Bedroom three 13'0 x 11'2

Bedroom four 13'0 x 11'2

KEY FACTS

A recently remodelled and renovated period townhouse

Situated in a sought after area of St. Peter Port

Good balance of reception spaces and bedrooms

Bespoke Edwin Loxley kitchen

Beautiful, walled garden with charming vine house

Parking for multiple vehicles

SERVICES

Mains

DRAINAGE

Mains

HEATING

Gas central heating

APPLIANCES

Two Smeg ovens and warming drawers

Smeg microwave

Novy extractor

Zanussi induction hob

Fisher and Paykel fridge/freezer

Bosch dishwasher

Hoover washing machine

Hotpoint dryer

INCLUSIONS

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

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.

£1,595,000



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