

3 MOULIN CLOSE

SOLE AGENT



3

BEDROOMS

1

BATHROOM

£2,650 ST. HELIER

ENTITLED/LICENSED This spacious family home provides excellent living accommodation offering a bright sitting room with access to both front and back garden, a large open plan kitchen/dining room with underfloor heating and cloakroom. There are three bedrooms on the first floor (two with fitted wardrobes) and a house bathroom. The house sits on a peaceful lane of Grand Vaux with a wrap-around patio area and plenty of storage. Parking for three vehicles. Pets considered. Available Immediately.



LIVINGROOM
The Channel Island Estate Agent













Hall	
Sitting room	21'2 x 11'7
Kitchen/dining room	18'1 x 16'8
Cloakroom	5'2 x 4'6
Primary bedroom	20'2 x 10'4
Bedroom two	15'3 x 8'1
Bedroom three	9'0 x 8'5
Bathroom	7'8 x 7'5

KEY FACTS

Sitting room with functional fireplace
 Large open plan kitchen/dining room
 Three double bedrooms
 Wrap around patio garden
 Parking for three vehicles
 Pets considered
 Available immediately
 ENTITLED/LICENSED

SERVICES

Mains drains and water

HEATING

Electric heating throughout

APPLIANCES

Neff oven/hob
 American style fridge freezer
 Indesit dishwasher
 Samsung washing machine

INCLUSIONS

To include all items listed in the inventory/condition report

SCHOOL CATCHMENT

Janvrin
 Grainville

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.

£2,650



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