



Coeur de Lion, 41 Clos de L'Arsenal, St Mary

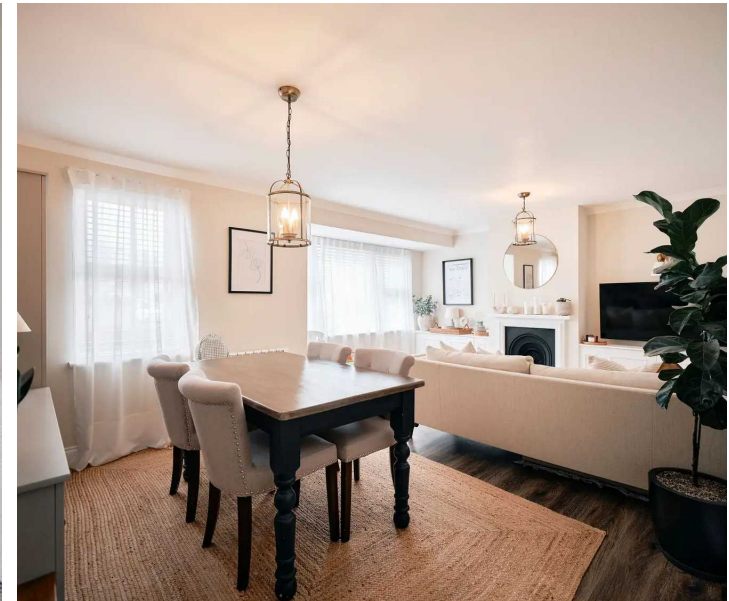
Asking **£849,000**

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Coeur de Lion, 41 Clos de L'Arsenal, St Mary

- Immaculate family home
- Tastefully updated by the current owners
- Beautifully finished living / dining room
- Fully fitted kitchen
- Three bedrooms and two bath / shower rooms
- Secure garden
- Garage and parking
- Close to school, shop, petrol station and gastropub
- Catchment area for St Mary primary and Les Quennevais secondary schools
- Sole agent
- WhatsApp Don 07829 917172 /
don@broadlandsjersey.com



Coeur de Lion, 41 Clos de L'Arsenal, St Mary

A beautifully finished family home recently upgraded to a very high standard by the current owners.

The accommodation comprises entrance hall, living room, kitchen and cloakroom on the ground floor, plus three bedrooms, bathroom and shower room on the first floor.

Outside a lovely enclosed garden is perfect for children and adults alike, providing lots of room for relaxing and dining.





Living

The living space flows beautifully featuring a wonderful open plan living / dining room and separate contemporary fully fitted kitchen providing a comfortable environment. Downstairs also offers a utility and cloakroom.

Sleeping

The first floor comprises three bedrooms, a bathroom and second shower room.

Outside

Beautiful garden mostly laid to lawn with plenty of space for relaxing and dining. Garage and parking for 3/4 cars.

Services

All mains. Pressurized, hot water cylinder. Electric heating. Underfloor heating to kitchen, bathroom, shower room & utility.

Education

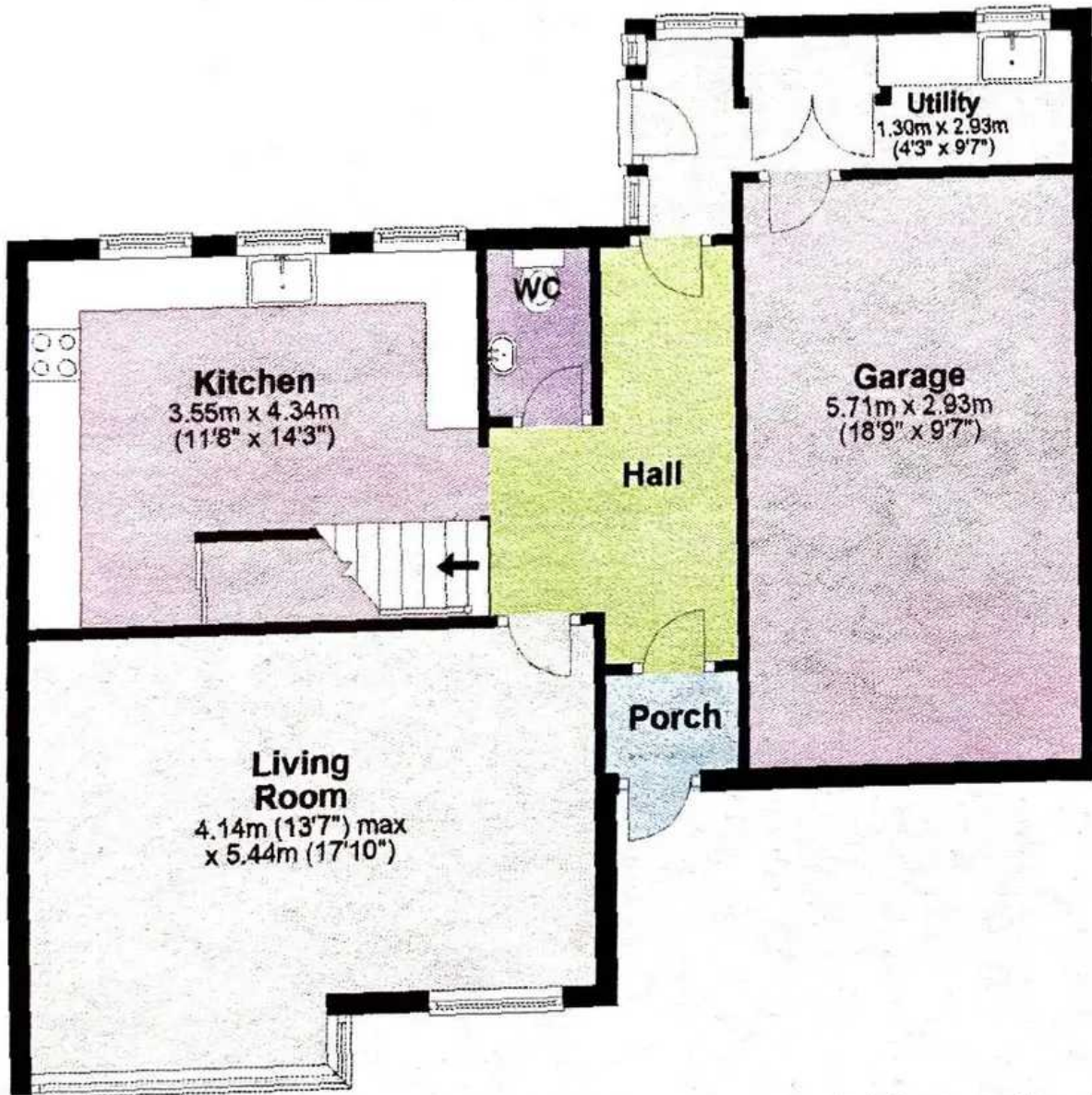
The house is in the catchment area for St Mary Primary and Les Quennevais Secondary Schools.





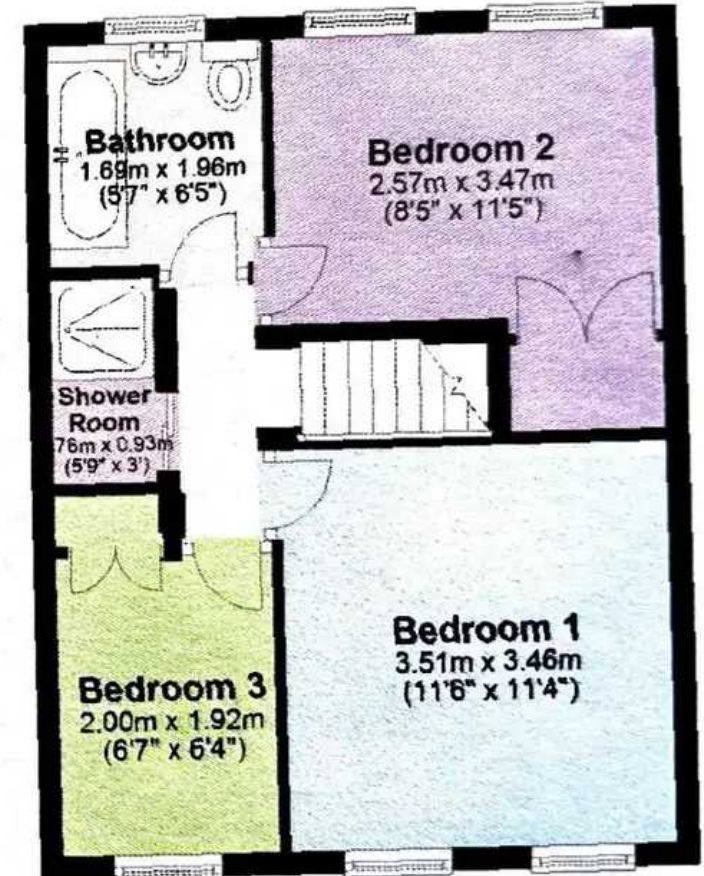
Ground Floor

Approx. 73.5 sq. metres (791.0 sq. feet)



First Floor

Approx. 35.5 sq. metres (382.5 sq. feet)



Total area: approx. 109.0 sq. metres (1173.5 sq. feet)



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