



**53, Fourteen, Gloucester Street, St Helier**  
**£1,795 pcm**

**BROADLANDS**  
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# 53, Fourteen, Gloucester Street

St Helier, Jersey

Fourteen is located above Island Medical on Gloucester Street.

- Purpose built 5th floor apartment
- Two good size double bedrooms, two bathrooms (one ensuite)
- Bright and airy open plan living space
- Good size balcony with far reaching views over town and to the sea
- Lift access
- Communal roof top sun terrace
- Fantastic central location
- Sole agent
- Please call Charlie on 07700348421 / [charlie@broadlandsjersey.com](mailto:charlie@broadlandsjersey.com)



## 53, Fourteen, Gloucester Street

St Helier, Jersey

This purpose built 5th floor 2 bedroom apartment is an exceptional find in the heart of town. With two good-sized double bedrooms, two bathrooms (including one en-suite), this property offers ample space for comfortable living. The open plan living space is flooded with natural light, creating a bright and airy atmosphere throughout the apartment. One of the unique features of this apartment is the generous size balcony, providing far-reaching views over the town and towards the sea. Residents of this building also have access to a communal rooftop sun terrace. There is the added convenience of lift access. The fantastic central location of this property makes it highly desirable for those who want to have all amenities within easy reach, or be able to walk to work in town.



**Living**

Bright & airy open plan kitchen / living space. Modern kitchen with integrated appliances, space for dining table / chairs & sofa. Door to the balcony.

**Sleeping**

Two good size double bedrooms, one with en-suite shower room. Additional main bathroom.

**Outside**

Good size sunny balcony with far reaching views over town & towards the sea. Two parking spaces in tandem, in basement parking.

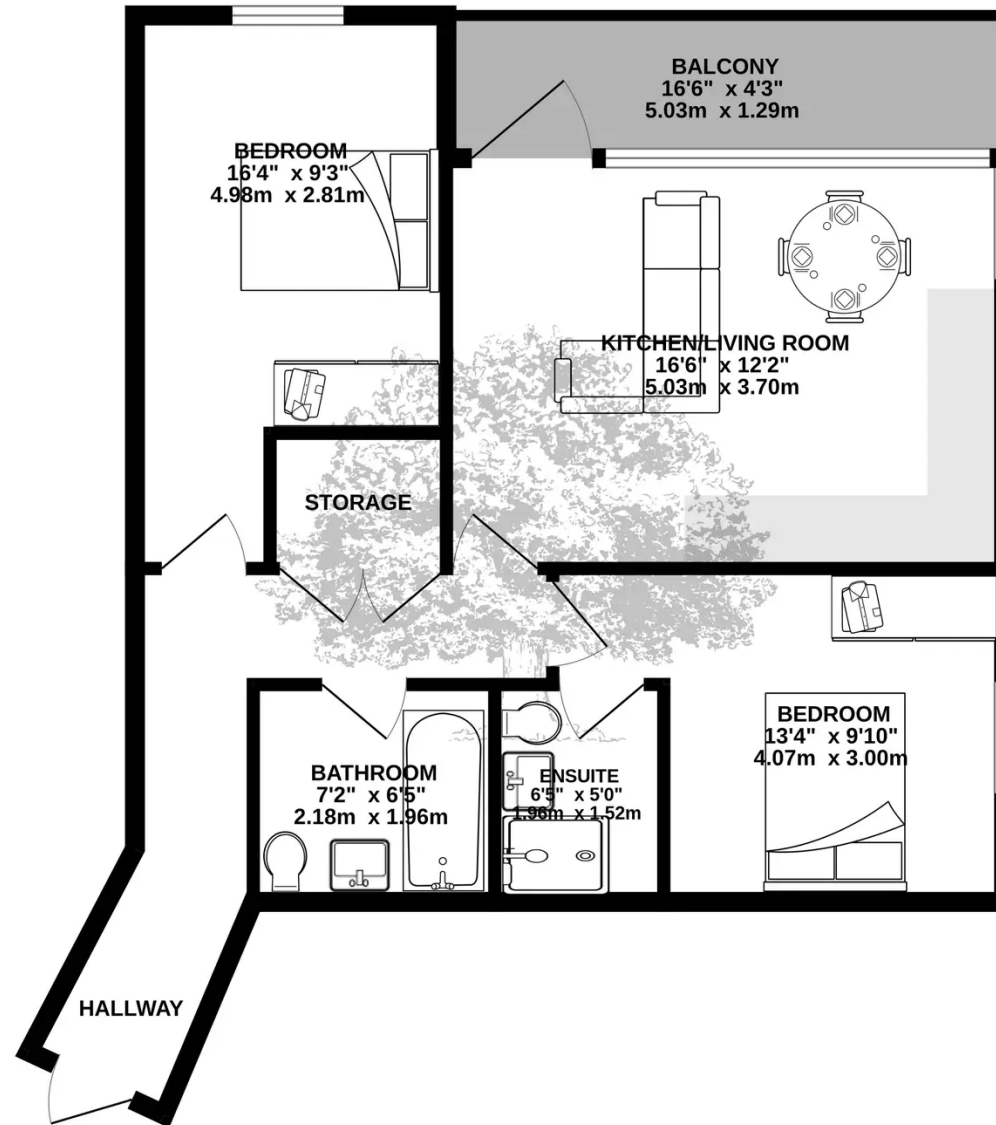
**Services**

Fully double glazed. Electric heating. Service charge £656.00 per quarter. Includes contribution to sinking fund, communal lighting and cleaning, lift maintenance & management fee.





GROUND FLOOR  
630 sq.ft. (58.5 sq.m.) approx.



TOTAL FLOOR AREA : 630 sq.ft. (58.5 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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