

SINCE 1972. FINDING YOU A HOME
B



1 The Avenue, La Grande Route Des Sablons, Grouville
£649,000

BROADLANDS

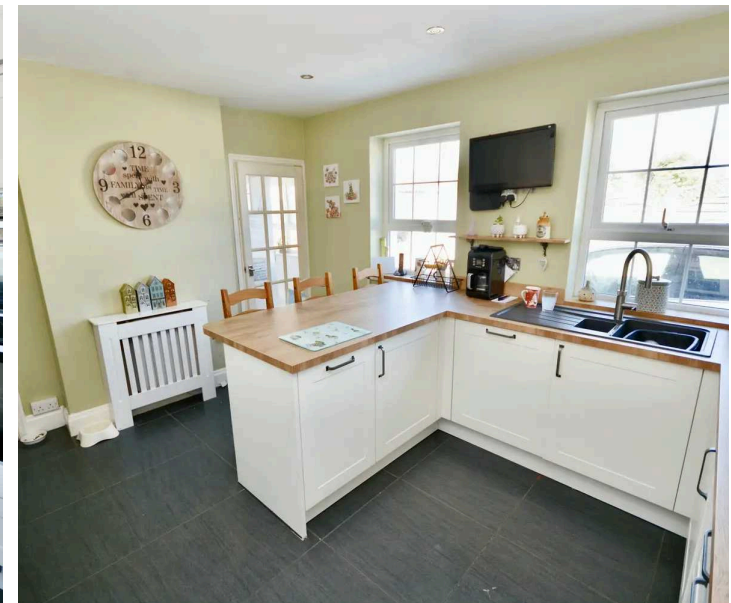
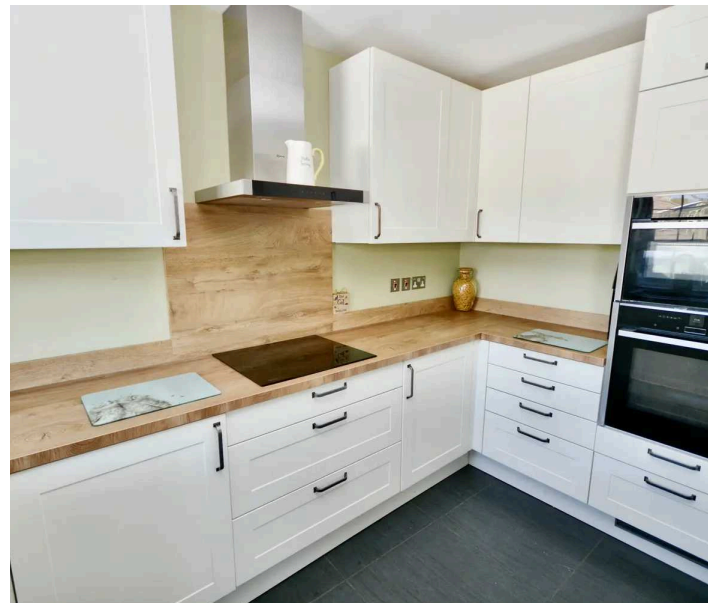
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1 The Avenue, La Grande Route Des Sablons

Grouville, Jersey

From Seymour pub head north on La Grande Route des Sablons, pass The Waves development and approx. 100mts on LHS is the shared private lane to '1 The Avenue'.

- Three double bedroom family home near Fauvic
- Eat-in kitchen with fitted quality appliances
- Two bathrooms (one on each floor)
- Separate snug / second reception
- Close to the beach
- On the number 1 bus route
- South facing garden
- Parking for one car
- Contact Andrew 07797 814422 / andrew@broadlandsjersey.com



1 The Avenue, La Grande Route Des Sablons

Grouville, Jersey

Nestled down a private shared drive and away from the main road this spacious property briefly comprises; modern separate eat-in kitchen with fully fitted quality NEFF appliances (2021), bright spacious living room diner, contemporary ground floor shower room (2021). Second reception which could be used as a family room / snug / playroom or study. Double doors lead to enclosed sunny south facing patio garden. To the first floor there are three double bedrooms all with fitted wardrobes and house bathroom. Driveway parking for one family size car. On the number one bus route offering easy access to St Helier and Gorey Harbour. Contact Broadlands the vendors agent to book your viewing today.





Living

Large lounge diner. Separate fitted eat-in kitchen with NEFF appliances (2021). 2nd reception used as large study but could be playroom / snug etc. Door to utility / store room. Doors to patio garden.

Sleeping

Three double bedrooms all with fitted wardrobes / furniture. Bathroom to 1st floor and new large walk-in shower room to ground floor.

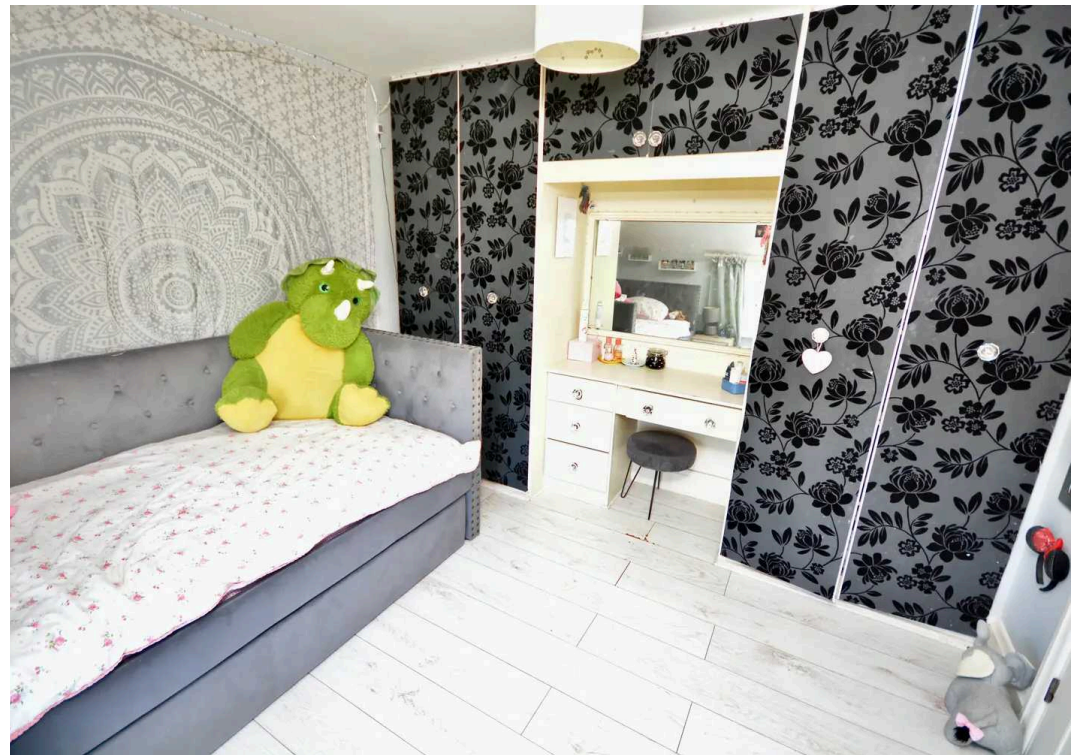
Outside

Sunny enclosed patio area and part artificial grass. Driveway parking for one family size car.

Services

All mains services (excl gas). Double glazed. Electric heating.









Broadlands

Broadlands Estates, Library Place - JE2 3NL

07797 814422 • andrew@broadlandsjersey.com • www.broadlandsjersey.com/

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