



FINDING YOU A HOME
SINCE 1972
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71 Century Buildings, Patriotic Street, St. Helier

Guide Price **£450,000**

BROADLANDS

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71 Century Buildings, Patriotic Street

St. Helier, Jersey

- Bright two bedroom, one bathroom apartment
- On the 5th floor
- Underground parking for one car
- Secure private storecupboard
- Close to the beach and on the outskirts of town
- Purpose built popular block
- Walk to work
- Sole agent
- Contact Doug on 07700702585 or doug@broadlandsjersey.com



71 Century Buildings, Patriotic Street

St. Helier, Jersey

Immaculate fourth floor purpose built apartment in great location only a short stroll to St Helier's centre and very close to the beach.

Offering bright and spacious accommodation including; fitted kitchen with integrated electric appliances, a good size lounge / diner with door to the south facing balcony, two double bedrooms (one with Juliet balcony), and a fully tiled bathroom. There is a lock-up private store cupboard in the basement, ideal for bikes and a designated parking space for one car. Perfect low maintenance first home or investment.





Living

Open plan lounge and dining space with access to the balcony overlooking the courtyard. Separate kitchen with integrated electric appliances and a large window letting in plenty of natural light.

Sleeping

Down the hallway from the reception rooms are two double bedrooms, both with built in double wardrobes. Next to these is the bathroom with a white three piece suite.

Outside

Being the 5th floor there is plenty of light but also the balcony isn't overlooked at all and faces South. In the underground car park there is parking for one car and a private store cupboard.

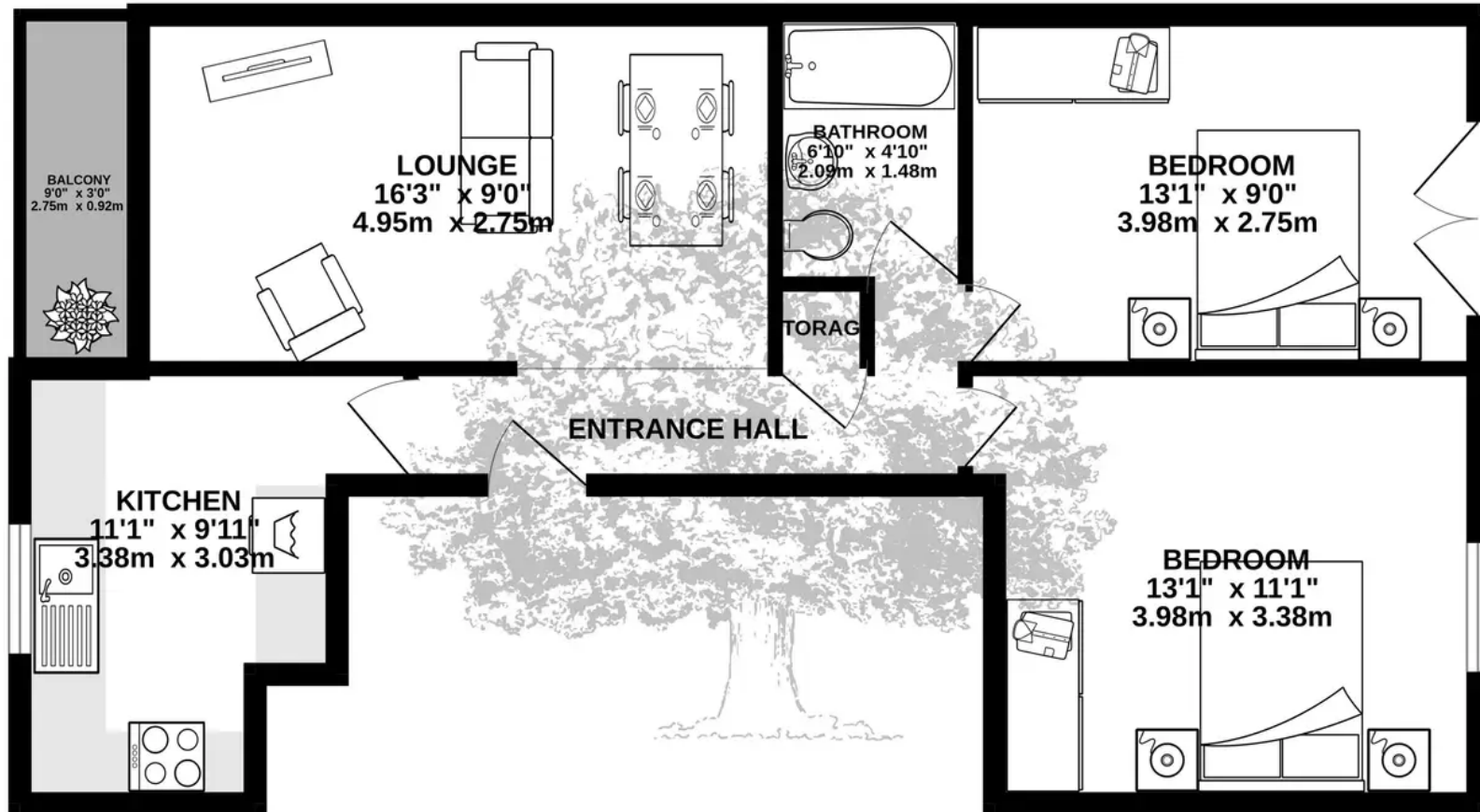
Services

All mains services, no gas. Electric radiators throughout. Fully double glazed. Service charge is £335.79 per month and includes parish rates, water, communal electric, gardening costs, building insurance and management fees.





FIFTH FLOOR
592 sq.ft. (55.0 sq.m.) approx.



TOTAL FLOOR AREA : 592sq.ft. (55.0 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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