



La Vignette, La Rue De La Fontaine De Colard, Trinity

Asking £1,800,000

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La Vignette, La Rue De La Fontaine De Colard

- Character, comfort and style all in one place!
- Four double bedrooms
- Three reception rooms and fully fitted eat in kitchen
- Orangery and snug
- Beautiful south facing private garden with lake
- Plenty of features including exposed granite walls, panelled and glass ceilings and wooden flooring
- Close to bus route and convenience store
- Idyllic setting with rural outlook
- Garage and parking
- Sole Agent
- WhatsApp Don 07829 917172 / don@broadlandsjersey.com



La Vignette, La Rue De La Fontaine De Colard

A beautiful home in a tranquil position nestled down a quiet country lane in rural Trinity. Although part of a small clos of similar houses it's very quiet and is a real suntrap during those warm summer months.

This property has everything! It's full of character with features including exposed stone walls, wooden flooring and paneled ceiling, plus a private garden to die for!

The three reception rooms offer plenty of space for a selection of layouts and the south facing aspect allows plenty of natural light to flood in. All four bedrooms are doubles - all with views over the lovely garden.

A convenience store is close by and a bus route runs past the end of the road.





Living

Comfortable and spacious living room with feature functional fireplace and fitted bookcases. Fully fitted eat in kitchen with granite worktops and integrated appliances including Rangemaster stove with ceramic hob, extractor, fridge, freezer and dishwasher. Twenty-one foot Orangery with glass roof and windows providing valuable space for any number of uses. Separate snug with feature wood panelled ceiling.

Sleeping

Four double bedrooms and three bathrooms- one ensuite.

Outside

Beautiful south facing garden with plenty of areas for relaxing and alfresco dining leading to a private lake. Garage and parking for two cars.

Services

All mains. OFCH.

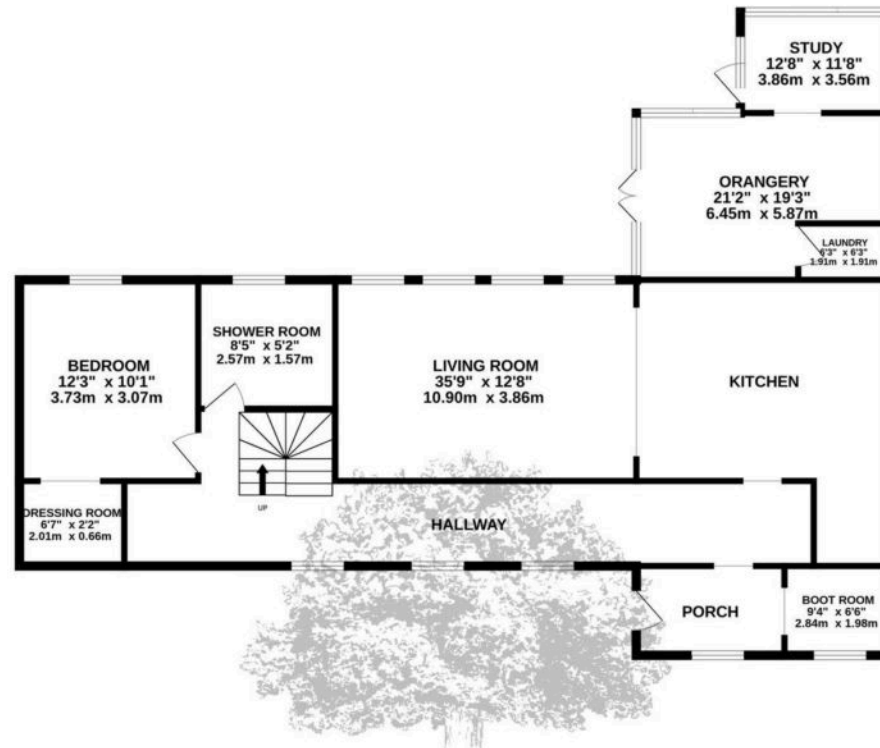
Education

The house is in the catchment area for Trinity primary and Grainville secondary schools.

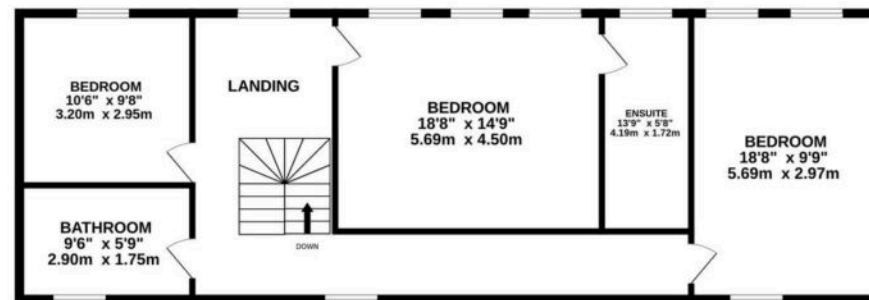




GROUND FLOOR
1497 sq.ft. (139.1 sq.m.) approx.



1ST FLOOR
916 sq.ft. (85.1 sq.m.) approx.



TOTAL FLOOR AREA: 2371sq.ft. (220.3 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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