



FINDING YOU A HOME SINCE 1972
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2 Sacre Coeur Cottage, Rouge Bouillon, St. Helier
£620,000

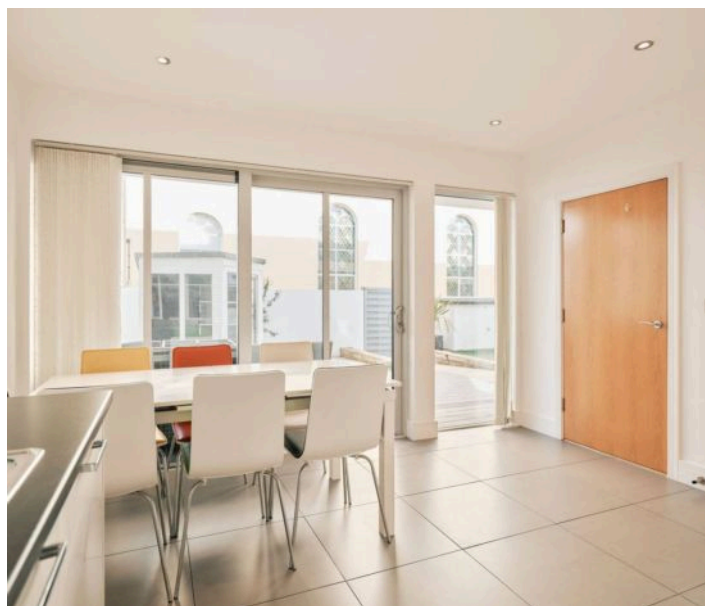
BROADLANDS
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2 Sacre Coeur Cottage, Rouge Bouillon

St. Helier, Jersey

Heading north along Rouge Bouillon, take the left at the Ambulance Station in to Sacre Coeur. Follow the road passing Sundial Apartments then take immediate left towards the private car park and the property is accessed at the far right corner.

- Modern cottage conveniently located near town
- Two double bedrooms two bathrooms (one ensuite)
- Eat-in kitchen diner
- Lounge with wooden flooring
- Balconies off both bedrooms
- Large secure garden with great storage
- Two designated parking spaces
- Immediate vacant possession no onward chain
- Sole agent
- Contact Andrew 07797 814422 / andrew@broadlandsjersey.com



2 Sacre Coeur Cottage, Rouge Bouillon

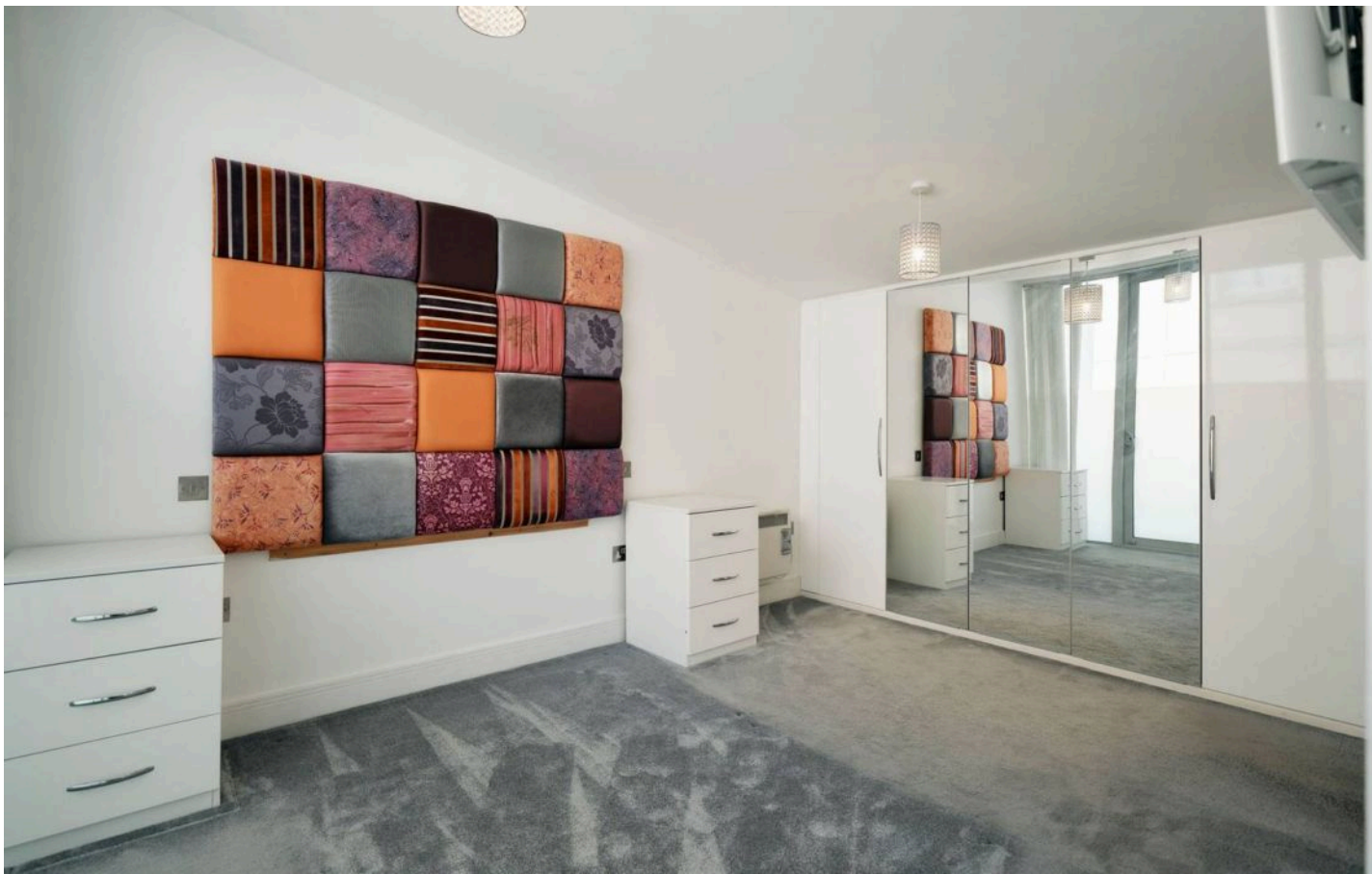
St. Helier, Jersey

Stylish modern town cottage offering a contemporary living experience in a super convenient location.

One of four similar properties constructed in 2013 by renowned local builder with emphasis on light airy living spaces provided by floor to ceiling windows. To the ground floor there is a cloakroom, fully fitted kitchen diner providing the perfect space for family gatherings and entertaining guests, while the lounge opposite exudes warmth with its wooden flooring. Upstairs the vaulted ceilings add an air of spaciousness to the rooms and like the ground floor, benefits from floor to ceiling windows giving plenty of natural light. The property boasts two good size double bedrooms both with fitted wardrobes and as well as a house bathroom, the primary bedroom features an ensuite bathroom. With large balconies off both bedrooms there is plenty of room to stretch out and what better place to enjoy your morning coffee! The 1st floor landing has space for a good size study area or scope for further fitted wardrobes.

Step outside via sliding doors from either the lounge or the kitchen diner, to the secure low maintenance garden which also has a small chalet ideal for use as a little gym or home office area. Parking is provided with two designated spaces exclusively for this property. Tucked away from the main road and located within easy walking distance to the centre of town, the beach and the parks this apartment is in a great location. Offered with immediate vacant possession and no onward chain. Don't miss your chance to make this modern townhouse your next home. Contact the vendors sole agent to discover more about this delightful property and to arrange a viewing today.





Living

Both the lounge and separate kitchen diner have with sliding doors opening to the garden. 1st floor landing is a good bright open space, ideal as study area and perfect for working from home.

Sleeping

Two good size double bedrooms both with full width fitted wardrobes. One ensuite bathroom and one house bathroom. Primary bedroom has a 22ft balcony and bedroom two has a 12ft balcony.

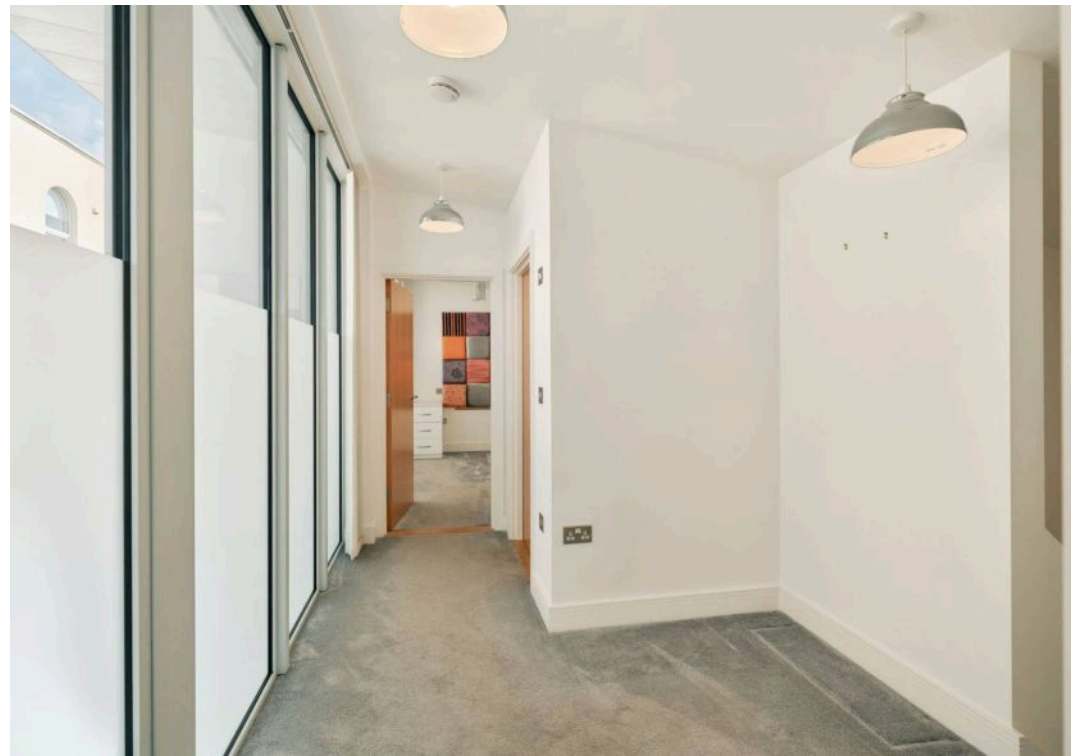
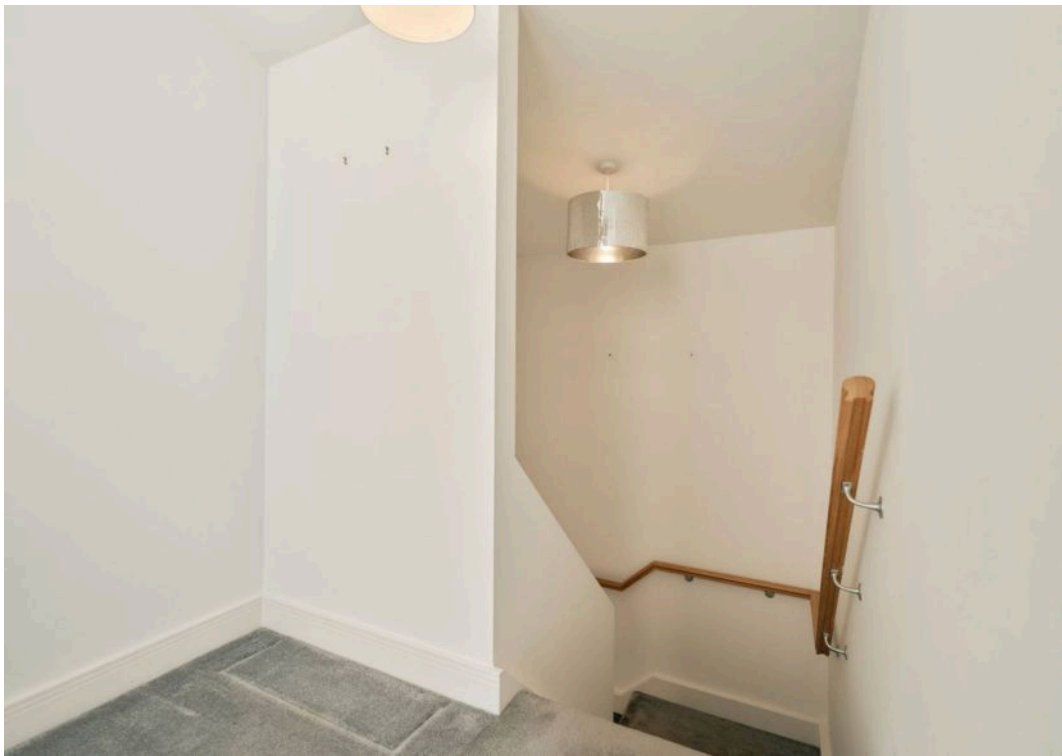
Outside

There are two balconies, one off each bedroom.

Services

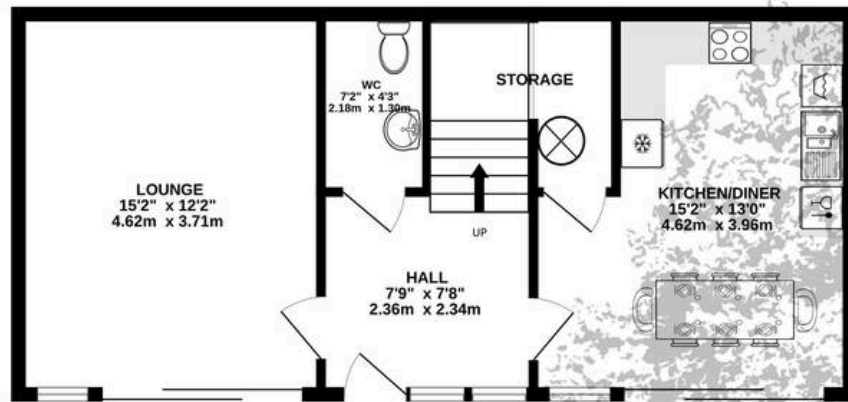
All mains (no gas). Fully double glazed. Electric heating. 240v power to the garden. Chalet also has 240v power supply.



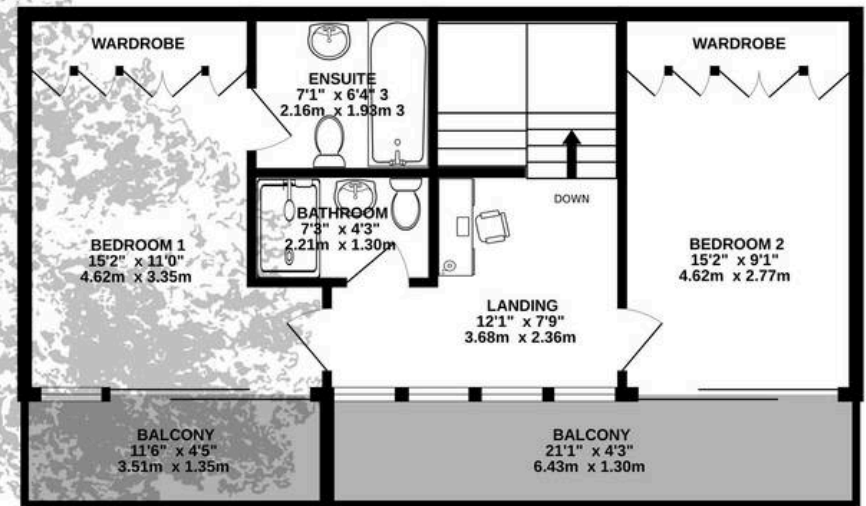




GROUND FLOOR
511 sq.ft. (47.5 sq.m.) approx.



1ST FLOOR
509 sq.ft. (47.3 sq.m.) approx.



TOTAL FLOOR AREA : 1020 sq.ft. (94.8 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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