



Le Nid D'Amour Albert Road St. Saviour

Asking **£565,000**

BROADLANDS

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Le Nid D'Amour Albert Road St. Saviour

- Two large reception rooms
- Separate kitchen
- Two double bedrooms
- Over 1,300 square feet
- Private garden
- Versatile attic accessed by spiral staircase
- Two off road parking spaces
- Great alternative to a flat
- Close to supermarkets, petrol station and chemist
- Short walk to town and beach
- Regular bus route
- Sole agent
- WhatsApp Don 07829 917172 /
don@broadlandsjersey.com



Le Nid D'Amour Albert Road St. Saviour

If you have been looking at flats but they don't give you the space you desire, here's a versatile property to consider at an affordable price.

Situated in an ideal location close to supermarkets, petrol stations, a chemist - and only a short walk to the beach - this spacious two reception, two bedroom house occupies over 1,300 square feet.

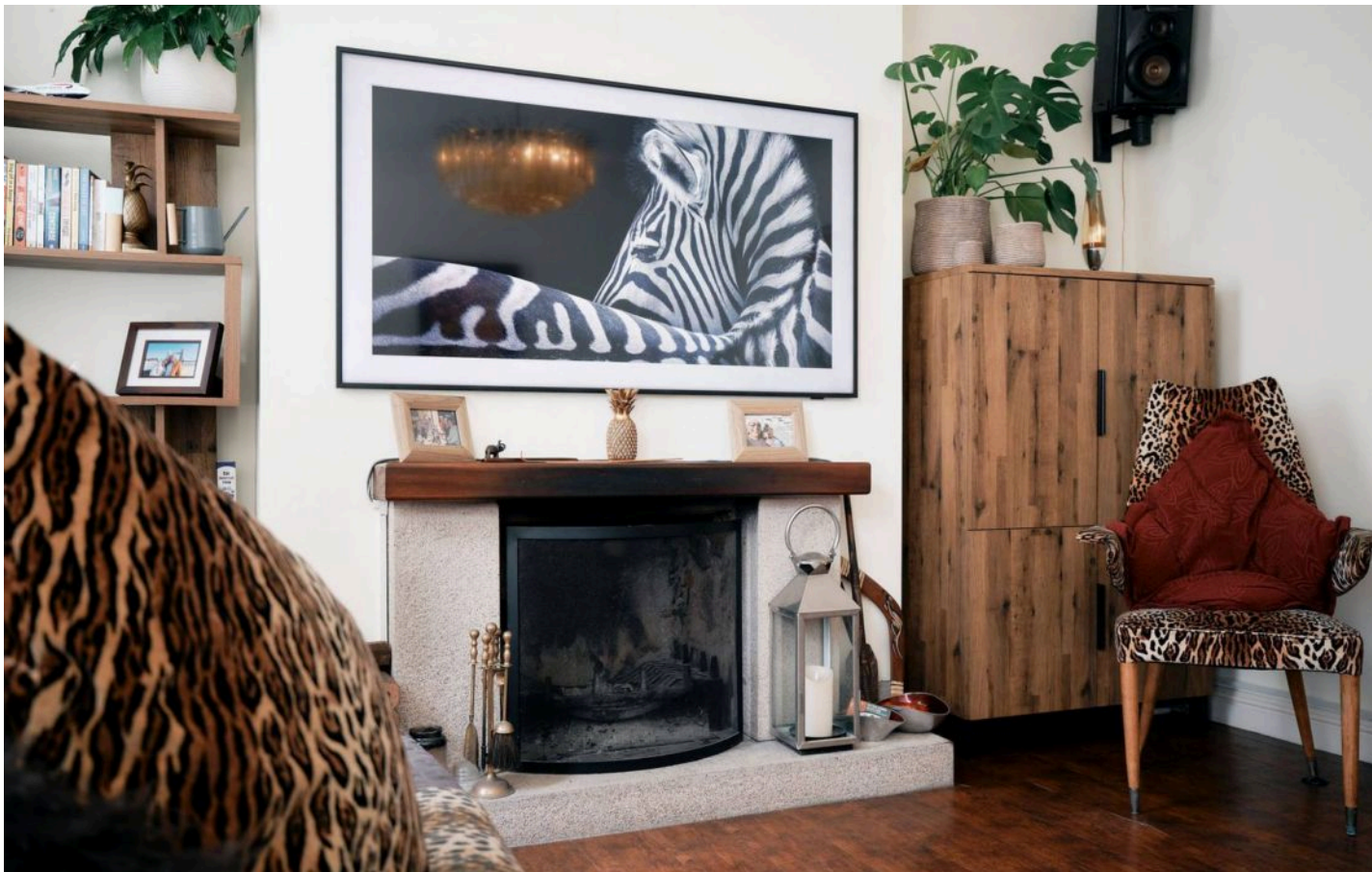
The accommodation comprises entrance hall, living room - with functional fireplace - lounge/dining room, kitchen, two double bedrooms and shower room.

A spiral staircase takes you to a versatile floored attic space ideal for storage.

Outside is a walled garden and two private parking spaces.

A spacious house, with garden and parking, near shops, close to the beach and on a regular bus route - what more could you want? Call now to view.





Living

Two large reception rooms both with feature fireplaces - one functional and the other capped - and large windows with plantation shutters. Separate kitchen with appliances including hob, extractor, oven, fridge/freezer and washing machine. Spiral staircase from first floor to spacious attic.

Sleeping

Two large double bedrooms - one with fitted wardrobes along one wall. Shower room comprising shower, basin & WC. Fully tiled walls and floor.

Outside

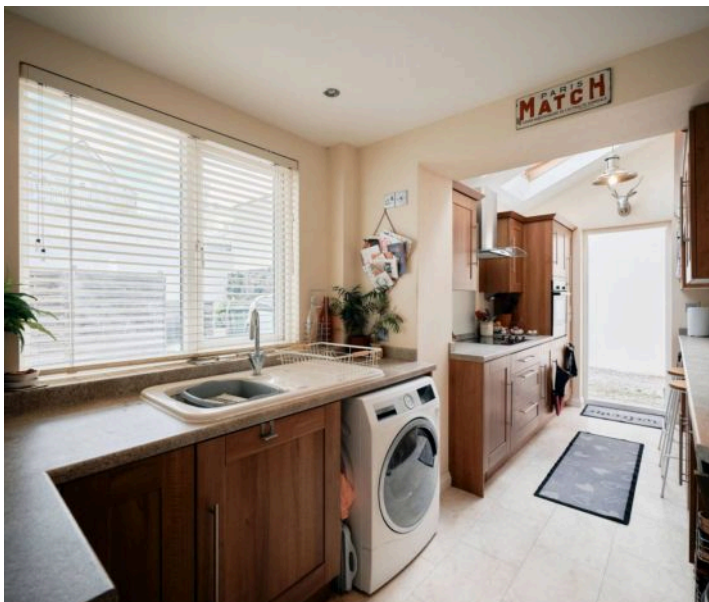
Private garden providing an ideal space to relax or for alfresco dining. Designated parking for two cars.

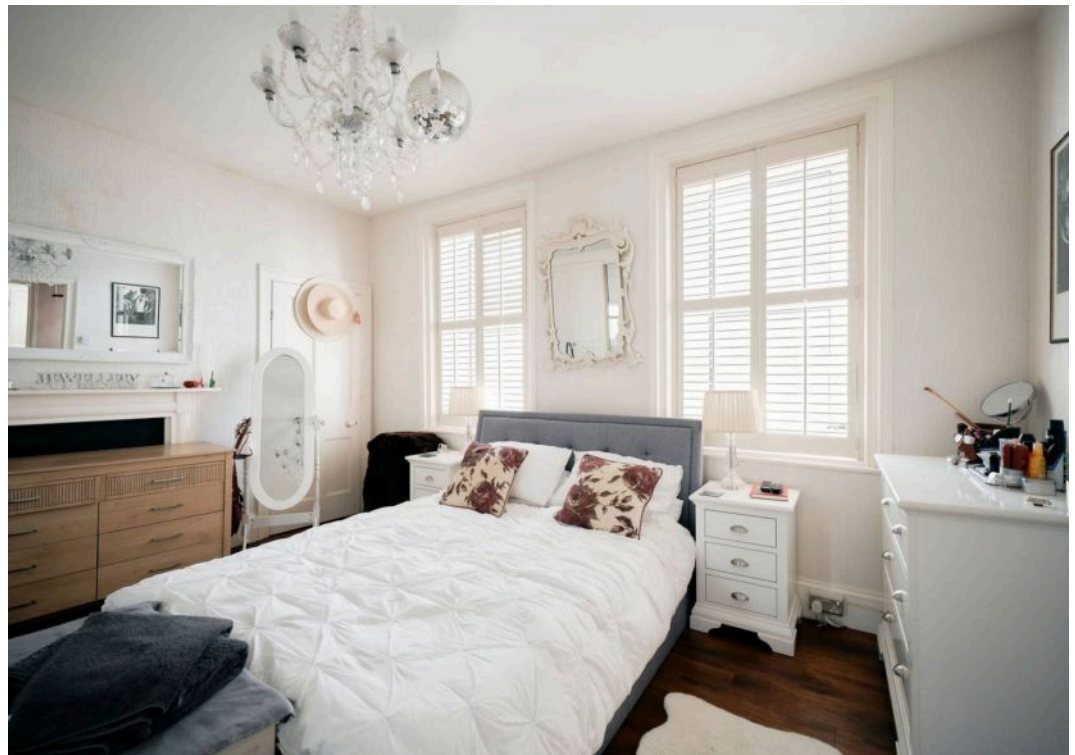
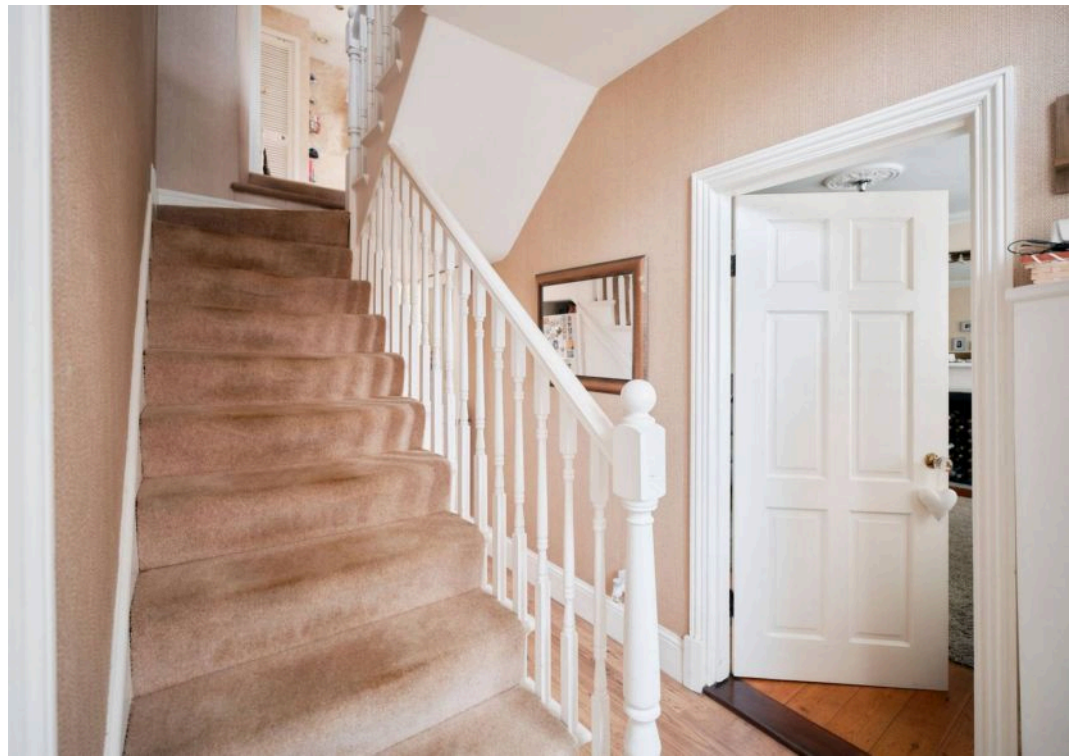
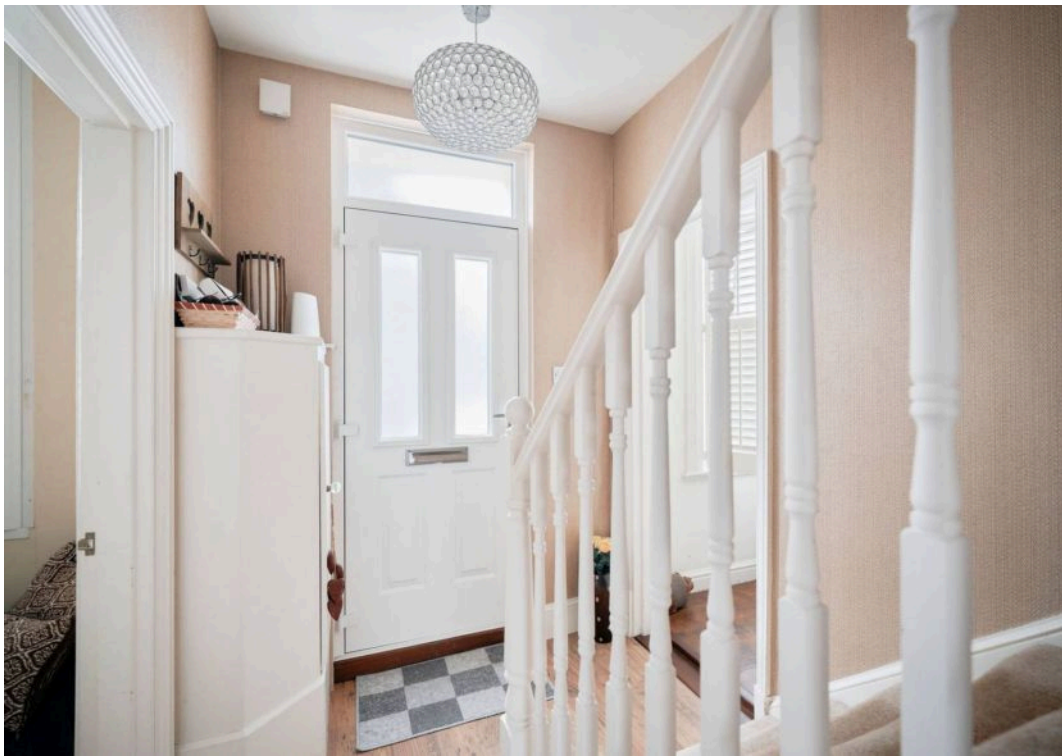
Services

All mains excluding gas. Electric radiators.

Education

The house is in the catchment area for Plat Douet primary and Le Rocquier secondary schools.

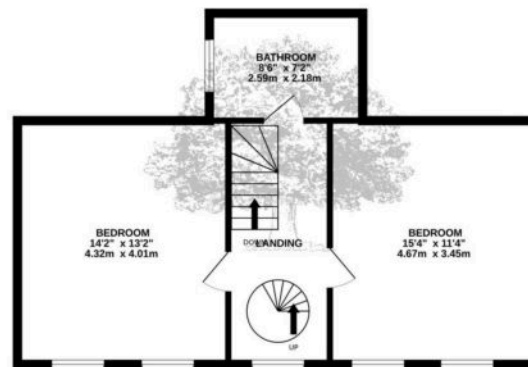




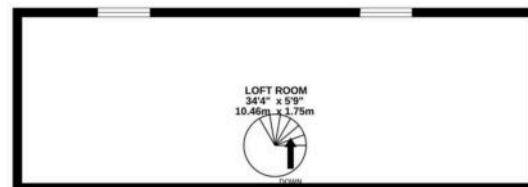
GROUND FLOOR
605 sq.ft. (56.2 sq.m.) approx.



1ST FLOOR
510 sq.ft. (47.4 sq.m.) approx.



2ND FLOOR
243 sq.ft. (22.6 sq.m.) approx.



TOTAL FLOOR AREA : 1358sq.ft. (126.2 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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