TROYS
SALES | RENTALS | MANAGEMENT

No9 Clos De Roncier Rue Au Blanq

St. Clement, Jersey, JE2 6QU

Asking Price £689,500

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Freehold - Troys are delighted to present this immaculate FIRST TIME BUYERS house. The property has been modernised by the current owner and is in immaculate order. Laid over two floors the ground floor offers a entrance hall, living room, modern kitchen/diner with integrated appliances, new fully tiled modern bathroom and cloakroom. The first floor comprises of two double bedrooms and a single bedroom.

Externally there is a good size enclosed rear garden part patio perfect for entertaining and an outbuilding suitable for storage, utility or home office which has underfloor heating and electrical sockets. There is parking for 3 cars at the front of the property plus plenty of visitor parking

Situated in the popular parish of St Clement and on the Grouville border the property is located in a rural setting with country walks on your doorstep, The Royal Golf course and within close proximity to local amenities.

Early viewing recommended.

Entrance Hall

sitting room
13'4 x 13'4 (4.06m x 4.06m)

Kitchen/diner
13'4 x 7'10 (4.06m x 2.39m)

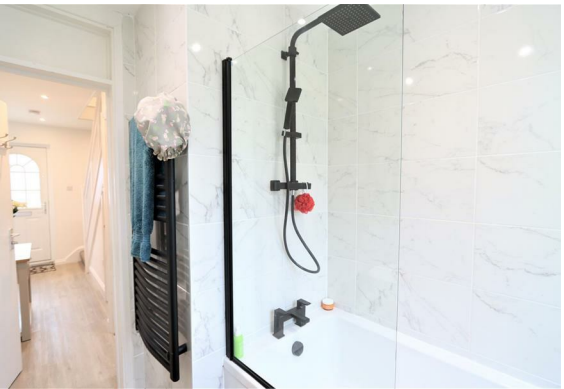
Bathroom
7'10 x 6'3 (2.39m x 1.91m)

Cloak room
8'1 x 2'10 (2.46m x 0.86m)

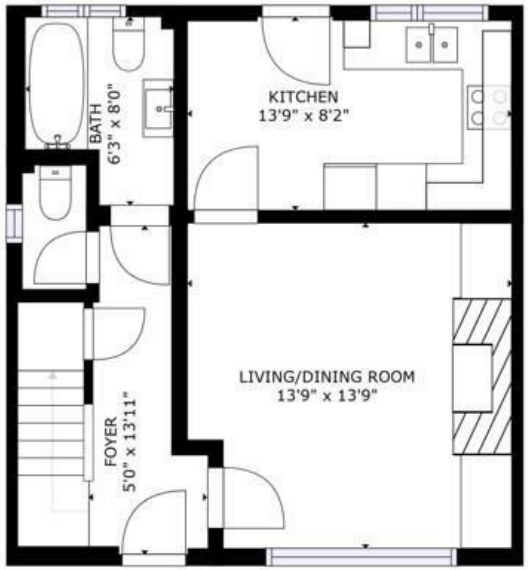
Master bedroom
16'4 x 10'2 (4.98m x 3.10m)

Bedroom 2
12'4 x 11'0 (3.76m x 3.35m)

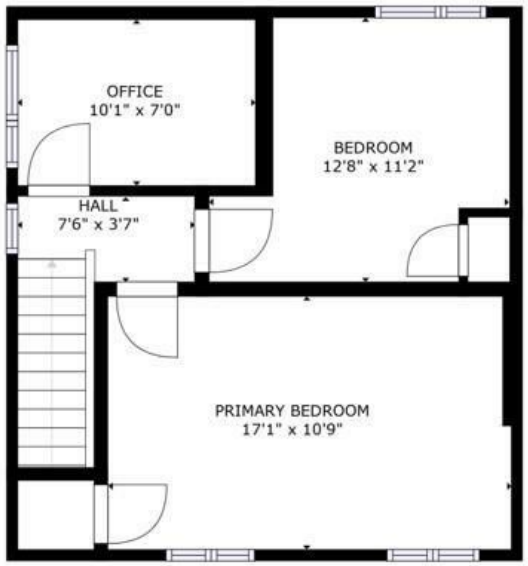
Bedroom 3
9'11 x6'10 (3.02m x2.08m)



Floor Plan



FLOOR 1



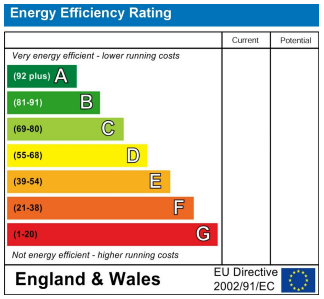
FLOOR 2

GROSS INTERNAL AREA
FLOOR 1: 467 sq. ft, FLOOR 2: 470 sq. ft
TOTAL: 937 sq. ft
SIZES AND DIMENSIONS ARE APPROXIMATE. ACTUAL MAY VARY.

Matterport

Area Map

Energy Efficiency Graph



Viewing

Please contact our Troys Estate Agency Ltd Office on 01534 607070
if you wish to arrange a viewing appointment for this property or require further information.

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