



**4 Willow Grove, Green Road, St. Clement**  
**Asking £680,000**

**BROADLANDS**  
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## 4 Willow Grove Green Road St Clement

- Three bed family home
- Perfect next step on the property ladder
- Relaxing living room with recessed Sky Glass television and contemporary digital fireplace
- Great eat-in family kitchen
- Safe, enclosed garden
- Very well presented - just move in!
- Features include recessed lighting, plantation shutters and new radiators throughout
- Parking for two cars
- Close to the beach and shops
- Walk to town
- Sole agent
- WhatsApp Don 07829 917172 / [don@broadlandsjersey.com](mailto:don@broadlandsjersey.com)



## 4 Willow Grove Green Road St Clement

Welcome to this charming 3 bedroom house that's more than just a place to hang your hat - it's a perfect next step on the property ladder.

Move inside the relaxing living room where you'll find a large window providing lots of natural light, but don't worry, it has plantation shutters so you can cosy up the room when binge-watching the recessed Sky Glass television. If it gets chilly, a contemporary digital fireplace is on hand to keep you warm. But the comfort doesn't stop there. The house has been thoughtfully upgraded with features including plantation shutters, recessed lighting and new radiators throughout.

Hungry? No problem! The great eat-in family kitchen is ideally placed to whip up delicious meals and create unforgettable memories with your loved ones. The safe, enclosed garden is perfect for young children during the day and a spot of al fresco dining once they have gone to bed.

Parking for two cars means no more circling the block looking for a spot, and with the beach and shops close by, you'll have everything you need right at your fingertips. Need to run errands? No sweat! You can easily walk to town and take care of business in a jiffy.







### Living

Comfortable living room with recessed Sky Glass television and digital fireplace. Window to front. Fully fitted kitchen with integrated appliances including oven, hob, extractor, microwave, American style fridge/freezer - with water and ice feed- dishwasher and washing machine. Plenty of space for a family dining table. Note the Sky Glass television will require a subscription to Sky.

### Sleeping

Three bedrooms, two facing the front and one to the rear. Large fitted wardrobe along one wall in main bedroom. Bathroom with three piece suite comprising bath with shower over, basin and WC. Fully tiled walls and floor.

### Outside

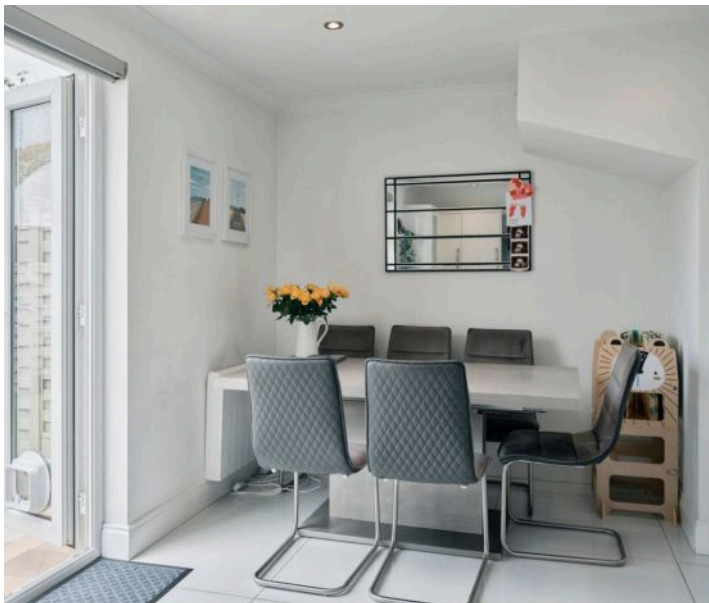
Safe, enclosed garden - part patio and part artificial grass - bordered by a selection of shrubs in a planter. An ideal spot for young children to play easily monitored from the kitchen. Two parking spaces to front.

### Services

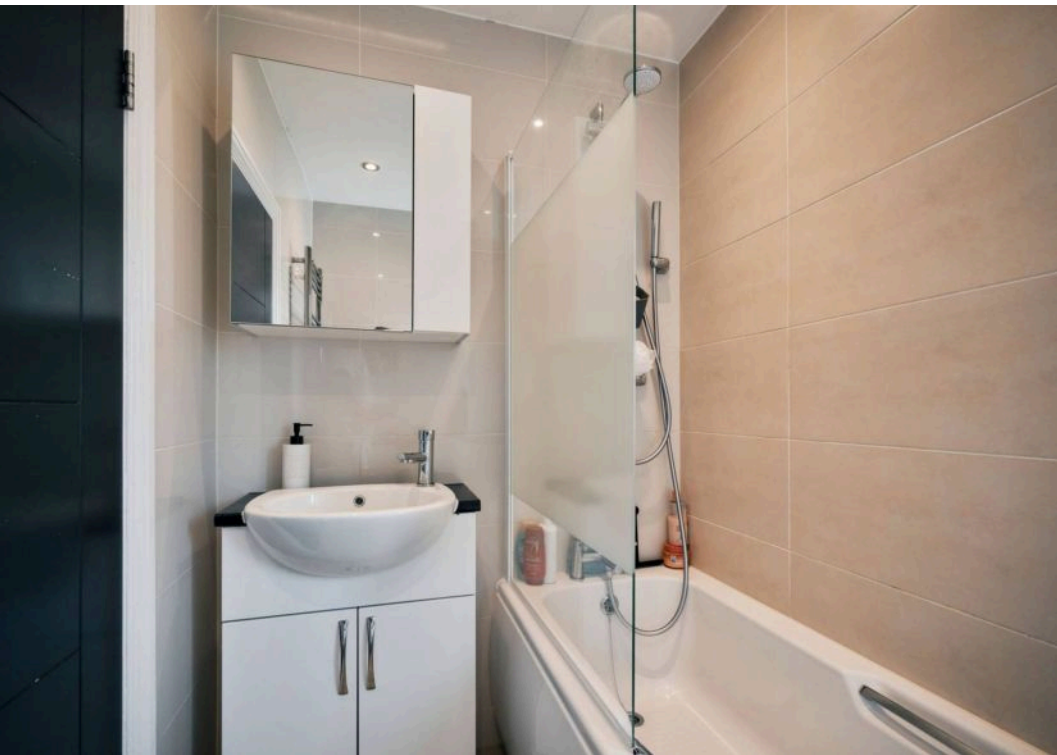
All mains excluding gas. Electric central heating.

### Education

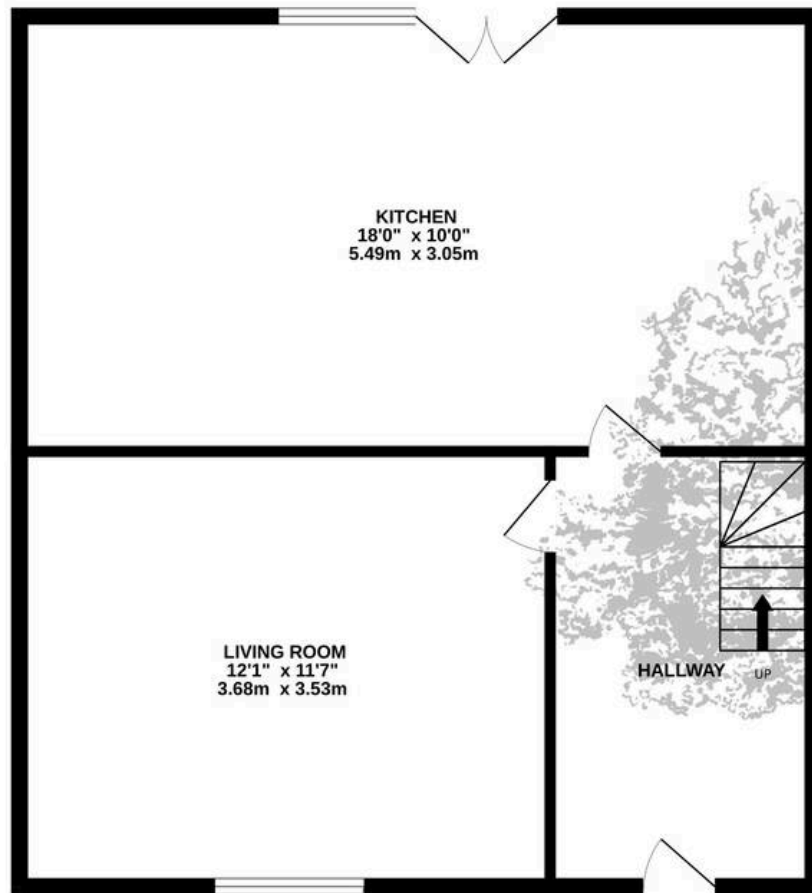
The house is in the catchment area for Plat Douet primary and Le Rocquier secondary schools.



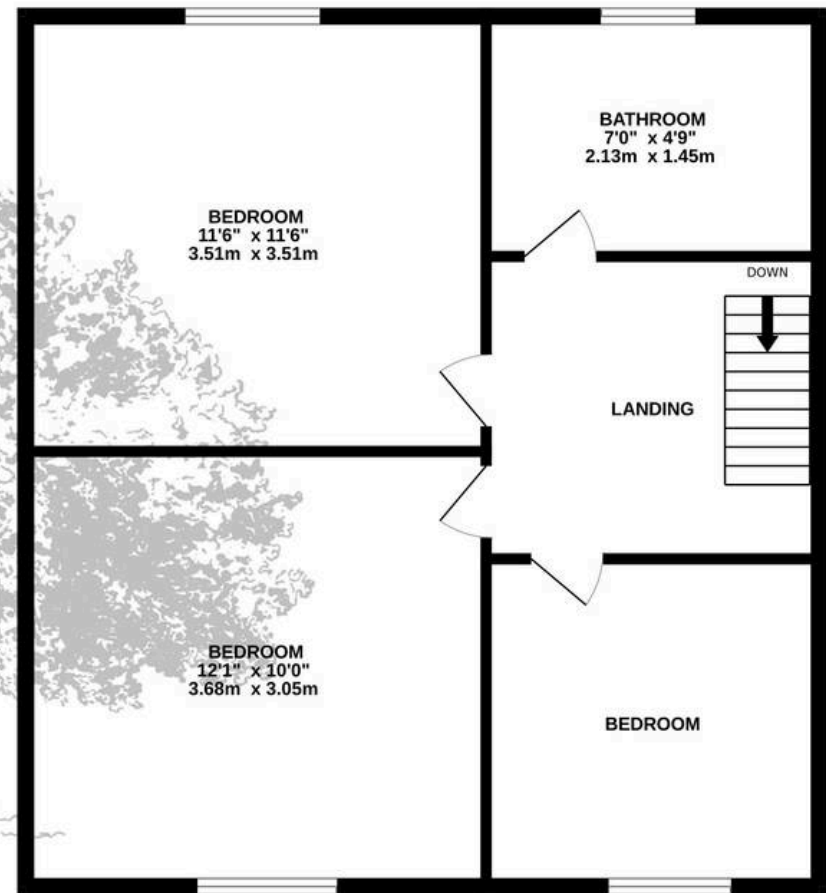




**GROUND FLOOR**  
385 sq.ft. (35.8 sq.m.) approx.



**1ST FLOOR**  
376 sq.ft. (34.9 sq.m.) approx.



**TOTAL FLOOR AREA : 761 sq.ft. (70.7 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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## Broadlands

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