



**The Maples, Les Nouvelles Charrieres, St. John**  
**£1,795,000**

**BROADLANDS**  
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# The Maples, Les Nouvelles Charrieres

St. John, Jersey

- 4 bedroom 3 bathroom detached house on a generous plot
- Elevated position overlooking Bonne Nuit Bay
- Breathtaking sea views over the bay to the French headland
- Versatile property can be used as one residence or a 2 generation or home with income
- Ideal location for those who enjoy peace and tranquility of the countryside
- 2 receptions, utility room and cloakroom
- Parking for 7 cars
- Balcony, terrace and lawn area to embrace the views
- Great size home 2,185 sq ft
- Sole agent
- Call Doug on 07700702585 or [doug@broadlandsjersey.com](mailto:doug@broadlandsjersey.com)





# The Maples, Les Nouvelles Charrieres

St. John, Jersey

Introducing this extraordinary 4-bedroom detached house nestled in an elevated position overlooking the serene Bonne Nuit Bay. Boasting 3 bathrooms and situated on a generous plot, this property offers breathtaking sea views over the bay to the picturesque French headland, a true haven for those seeking tranquillity amidst the countryside.

With a versatile layout, this home can function as a singular residence, a 2-generation abode, or as a home with income potential, catering to a variety of lifestyle needs. Spanning a substantial 2,185 square feet, this dwelling promises ample space for comfortable living and entertaining.

Parking for up to 7 cars, providing ample space for residents and guests alike. The property features a balcony, terrace, and a lawn area where one can immerse themselves in the captivating vistas that this location has on offer.

This abode further enhances its allure with 2 reception rooms, a utility room, and a convenient cloakroom, offering practicality and ease of living. Carefully curated for comfort and style, the property is a testament to elegance and functionality. Don't miss this opportunity to own a piece of paradise in the harmonious backdrop of Bonne Nuit Bay. Broadlands are delighted to be sole agent.





**Living**

Spacious lounge/diner with patio doors onto your balcony, kitchen, cloakroom and utility/store room. Downstairs open plan living area.

**Sleeping**

4 double bedrooms, 3 bathrooms, 1 being an en-suite.

**Services**

All main services. Double glazing and oil fired central heating.

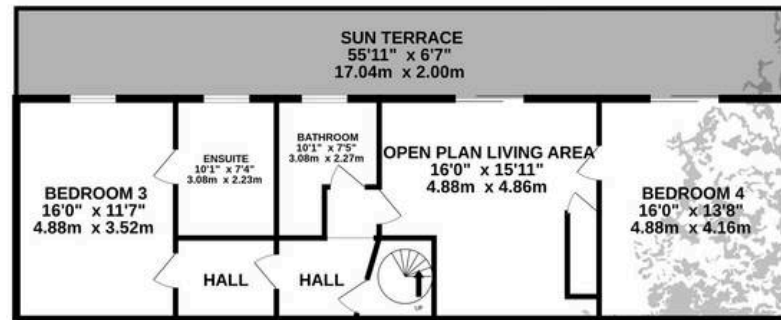




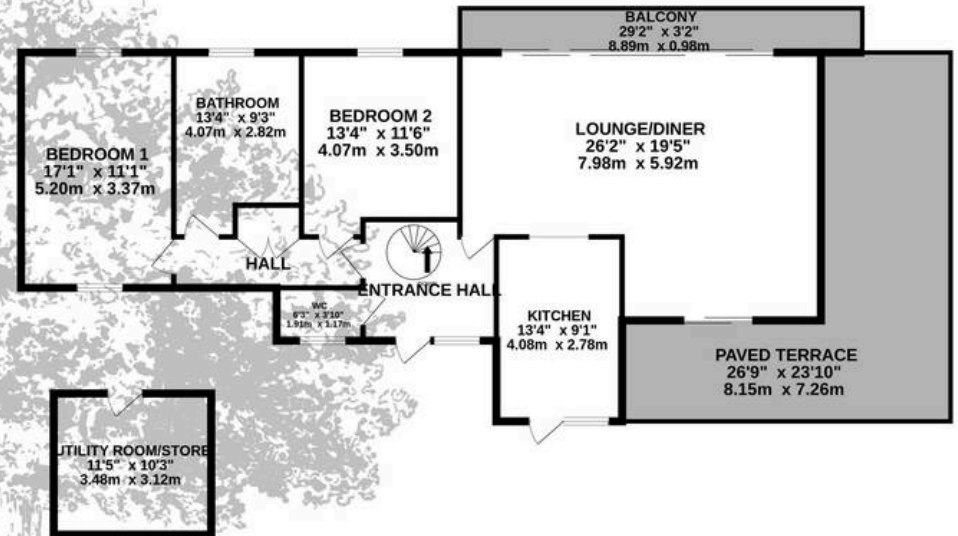




GROUND FLOOR  
895 sq.ft. (83.2 sq.m.) approx.



1ST FLOOR  
1290 sq.ft. (119.8 sq.m.) approx.



TOTAL FLOOR AREA : 2185 sq.ft. (203.0 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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