

1972 · FINDING YOU
HOME SINCE
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1 La Cambrette,, Le Squez Road, St. Clement
£650,000

BROADLANDS
FINDING YOU A HOME SINCE 1972

1 La Cambrette,, Le Squez Road

St. Clement, Jersey

- Stunning 3/4 bedroom first time buyers house
- Superbly presented throughout
- Spacious home 1,383 sq ft over 3 floors
- Spectacular kitchen/diner with separate utility room
- Versatile property, modern and stylish and light and airy throughout
- Corner plot, large wrap around low maintenance garden
- 3 designated parking
- Great location, close to the beach, schools, and a short commute to town
- Sole agent - no onward chain
- Call Doug on 07700702585 or doug@broadlandsjersey.com



1 La Cambrette,, Le Squez Road

St. Clement, Jersey

First time buyers only. Nestled in a desirable locale, this stunning 3/4 bedroom semi-detached house boasts superb presentation throughout, this versatile property exudes a contemporary charm that is both light and airy.

This versatile residence unfolds across 1,383 sq ft over 3 floors, offering ample space to accommodate various living arrangements. With a spectacular kitchen/diner that serves as the heart of the house, perfect for hosting gatherings or enjoying family meals. With a great size lounge, a separate utility room provides convenience and functionality. The residence further benefits from a stylish bathroom boasting a 4-piece suite, supplemented by two additional cloakrooms on the other floors.

The property's positioning is equally impressive, enjoying proximity to the beach, schools, and a short commute to town. The property sits on a corner plot, giving you a large wrap-around low maintenance garden ideal for relaxation and entertaining. With three designated parking spaces. Broadlands are delighted to be sole agents and there is no onward chain.





Living

Stunning kitchen/diner, flowing into your lounge. Two cloakrooms and a utility room.

Sleeping

3 doubles and a single room. The downstairs double bedroom was originally the garage, 15 years ago converted into a bedroom/versatile room. Just stud work can easily be changed back. Small area in the garage left, used for bikes and storage. House bathroom with 4 piece suite.

Outside

Great size wrap around garden. Part paved and part decked, ideal for relaxing or entertaining. Three driveway parking spaces and option to turn bedroom 4 back into a garage.

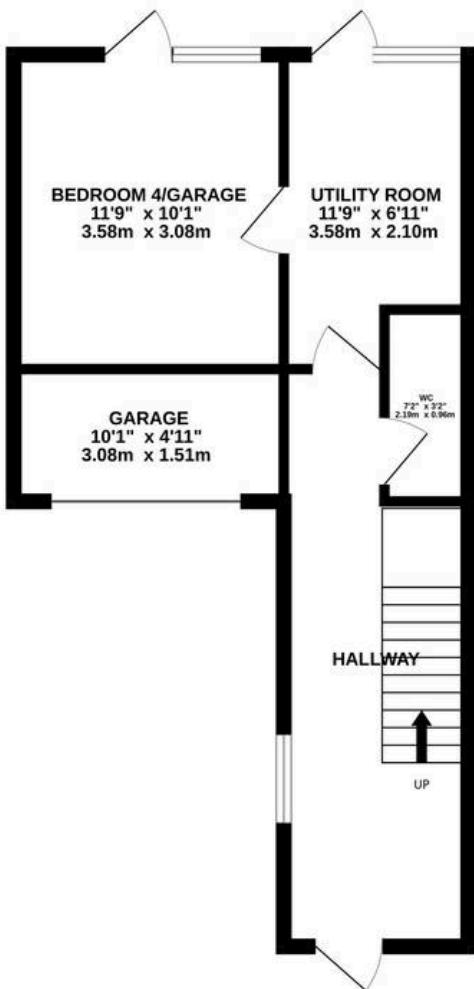
Services

All main services. Double glazing and electric heating.

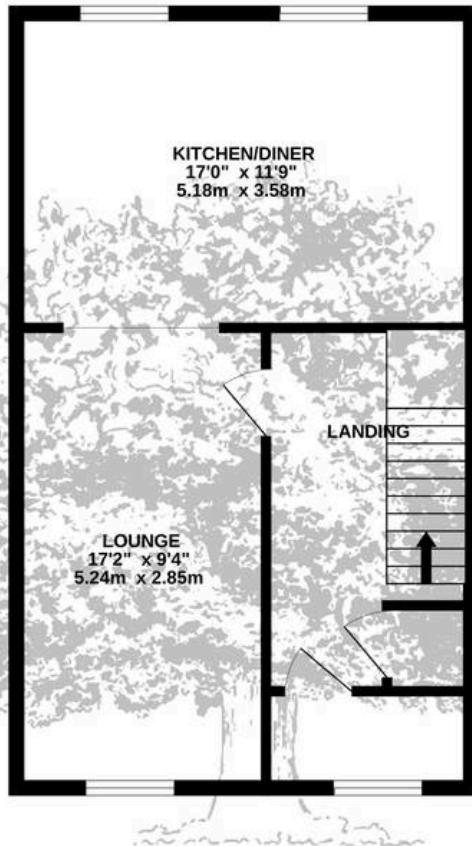




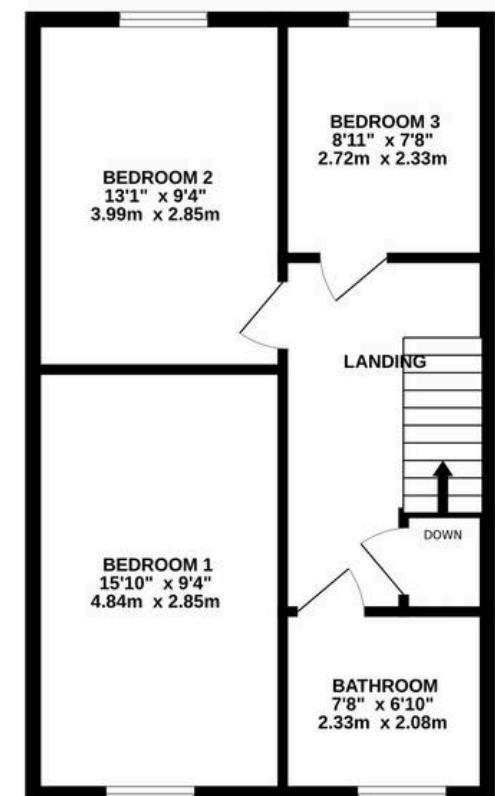
GROUND FLOOR
399 sq.ft. (37.0 sq.m.) approx.



1ST FLOOR
492 sq.ft. (45.7 sq.m.) approx.



2ND FLOOR
492 sq.ft. (45.7 sq.m.) approx.



TOTAL FLOOR AREA : 1383 sq.ft. (128.5 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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