



La Hauteur Lodge, La Rue Freule, St. Ouen

£745,000

BROADLANDS

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La Hauteur Lodge, La Rue Freule

St. Ouen, Jersey

From St Ouens village head toward Greve De L'ecq and take the left turn into Route de Trodez heading west until you reach La Rue Fruele on your left handside, hed to the bottom of the lane and the property is on your right hand side.

- 3 Bedroom country cottage in a quiet lane in St Ouen
- Surrounded by beautiful countryside and just 2 minutes from the beach
- On drive parking for 1 car
- Ideal 1st home or perfect downsize
- Planning permission to create top floor bedroom suite
- Please contact Tony on 07797 726677 or tony@broadlandsjersey.com



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St. Ouen, Jersey

Briefly comprising of 3 double bedrooms and a house bathroom, large lounge diner with feature fireplace, fully fitted kitchen with integrated appliances and ample storage. The property is just a 5 minute drive to the village and the local amenities and supermarkets, planning permission is in place to create a bedroom suite on the top floor with services already in situ. Parking is provided at the front of the property along with a small garden space.





Living

Large lounge diner with feature fireplace and large understairs cupboard. Fully fitted kitchen with integrated appliances and lots of storage.

Sleeping

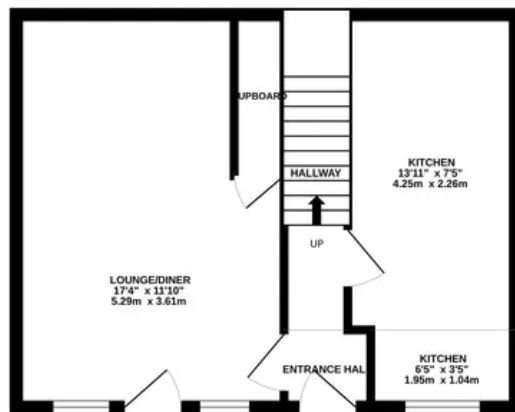
3 double bedrooms. House bathroom.

Services

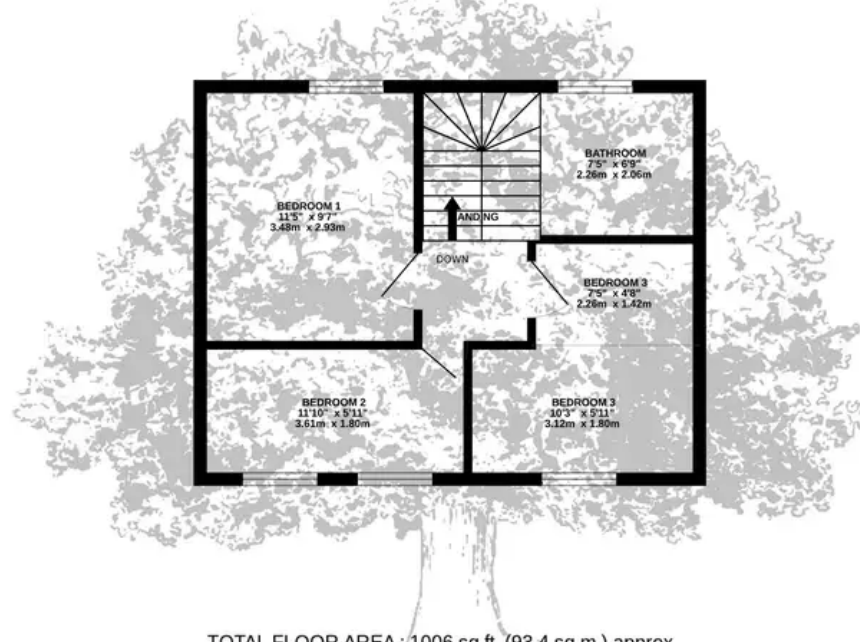
All mains (no gas). Electric boiler and under floor heating.
Fibre broadband. Fully double glazed.



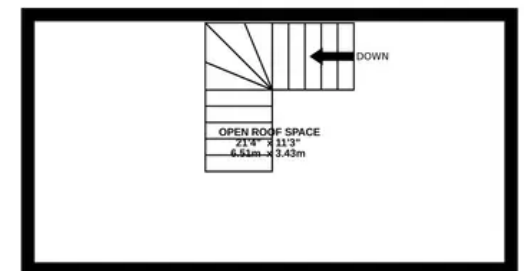
GROUND FLOOR
383 sq.ft. (35.6 sq.m.) approx.



1ST FLOOR
383 sq.ft. (35.6 sq.m.) approx.



2ND FLOOR
240 sq.ft. (22.3 sq.m.) approx.



TOTAL FLOOR AREA: 1006 sq.ft. (93.4 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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