



3 Clear View Court

La Rue De Haut



3 Clear View Court, La Rue De Haut, St Lawrence, JE3 1JZ

One of just seven apartments in the building, this ground floor property in the desirable Bel Royal area offers immediate vacant possession and an exciting opportunity to create a wonderful home. Situated in a convenient out of town location, with distant sea views, the apartment presents an ideal downsize or first time purchase. Requiring modernisation and redecoration throughout, it provides a true blank canvas for buyers to put their own stamp on it. The accommodation comprises two double bedrooms both with fitted wardrobes, a separate kitchen with adjoining utility area and a spacious lounge/diner opening directly onto a large south facing terrace. A great space for enjoying the sunshine and dining alfresco. Further benefits include one designated parking space, single garage and bin storage.



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Parish: St Lawrence

Qualification: Qualified

Tenure: Share Transfer

Price £549,000



- Ground floor apartment
- Two bedroom/ One bathroom
- Blank canvas
- Requires updating
- Large south facing terrace
- Garage and parking





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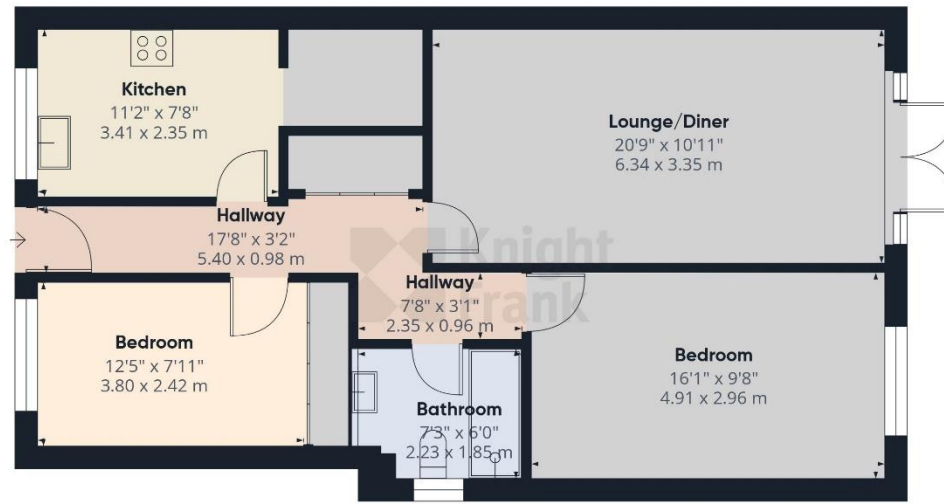












Ground Floor Building 1



Ground Floor Building 2

Approximate total area⁽¹⁾
911 ft²
84.7 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Services

Mains water

Mains drains

Full double glazing

Electric heating

Service charge

£110 pcm to include building insurance, general maintenance and sinking fund.

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