



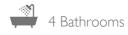


La Pouquelaye St Helier, JE2 3GF

# £1,100,000



3 receptions





14635777

12 The Parade, St Helier, JE2 3QP Tel: 01534 888139 | Email: info@huelinhomes.com | www.huelinhomes.com Within walking distance to town, local schools and amenities we have this spacious multi generation home. This versatile property has room for all the family or it could be a home with income. The main house consists of four double bedrooms, two bathrooms, a spacious lounge with patio doors leading out to the garden, spacious conservatory, dining area, fully fitted kitchen, separate utility room and WC. There is a two bedroom cottage and one bedroom non qualified unit. The interior of the property is of a high standard throughout. Offering a double garage plus parking for 6 cars and a private enclosed garden.

#### Main House

## DINING ROOM

12'8"  $\times$  9'10" (3.86  $\times$  3.00) Good sized dining room with doors leading out to the conservatory.

**KITCHEN** 14'4" × 8'10" (4.37 × 2.69) Fully fitted kitchen.

#### CONSERVATORY

10'2" × 24'2" (3.10 × 7.37) Large conservatory.

#### UTILITY ROOM

5'9" × 5'7" (1.75 × 1.70) Separate utility room.

#### **W/C** 5'9" × 2'9" (1.75 × 0.84) Downstairs W/C.

MASTER BEDROOM 13'6" × 10'6" (4.11 × 3.20) Large double bedroom with fitted wardrobes

#### SECOND BEDROOM

 $10.4 \times 21.1$  (3.05m,1.22m × 6.40m,0.30m) Double bedroom with fitted wardrobes.

# THIRD BEDROOM

9.11 × 8.11 (2.74m.3.35m × 2.44m.3.35m) Small double/ large single bedroom with fitted wardrobes.

FOURTH BEDROOM 4'7"  $\times$  9'6" (1.40  $\times$  2.90) Single bedroom with fitted wardrobes.

#### HOUSE BATHROOM 6.4 x 8.0 (1.83m.1.22m x 2.44m.0.00m) 3 piece suite

**EN SUITE** 9'0" × 5'10" (2.74 × 1.78) 3 piece suite shower room.

#### LOUNGE 19'10" × 12'10" (6.05 × 3.91) Large lounge with working fire place.

### Two Bedroom Cottage

Spacious Two bedroom cottage Lounge/ Diner 18'8 × 15'0 (5.69m × 4.57m) Good size lounge/diner with doors leading out to a safe enclosed patio area.

Kitchen 8'2 × 5'10 (2.49m × 1.78m) Modern fitted kitchen

Bedroom 11'7  $\times$  9'4 (3.53m  $\times$  2.84m) Double bedroom with built in wardrobes

Bedroom 2 1 1'8 × 9'0 (3.56m × 2.74m) Double bedroom with built in wardrobes

Shower Room 6'2 × 6'1 (1.88m × 1.85m) Three piece shower suite.

# One Bedroom Cottage









