



La Mondine Apartments La Greve D'azette, St. Clement JE2 6TZ

Our Ref Apt553. Qualified. Superbly located 2 bedroom, ground floor, beach front apartment. Stunning sea views and a HUGE private patio with direct beach access. Purpose built apartment block on the town outskirts and on a very frequent bus route to town or Gorey. Entrance hall leading to 2 well proportioned double bedrooms, one with ensuite, plus house bathroom, fully fitted kitchen and a large lounge with double doors to south facing patio. Amtico flooring throughout. Lift & disabled access. Ample storage plus a dedicated external storage unit as well as 2 undercover secure parking spaces. Flying Freehold. This is a must see apartment and very few with such views and generous proportion come to the market!

- Fabulous Ground Floor Beach Front Apartment
- HUGE Private Patio with Direct Beach Access
- 2 Double Bedrooms, 2 Bathrooms
- Town Outskirts
- 2 Undercover Parking Spaces
- Rarely available, a must view!

Asking Price £795,000

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ENTRANCE HALL

12x13'9 (3.66mx4.19m)

Generous entrance hall with storage/airing cupboard

KITCHEN

11x8 (3.35mx2.44m)

fully fitted kitchen with integrated fridge freezer, oven, hob, extractor fan, dishwasher and washer/dryer

LIVING ROOM

22'3x12 (6.78mx3.66m)

large lounge with double door leading to huge private patio and direct beach access.

BEDROOM 1

18'5x9'11 (5.61mx3.02m)

Main bedroom with fitted wall & floor bed units

ENSUITE

BEDROOM 2

12'7x11 (3.84mx3.35m)

HOUSE BATHROOM

3 piece suite, fully tiled walls

PRIVATE PATIO

40x25 (12.19mx7.62m)

Large private patio (approx 12 meters by 7.5) with direct access to the beach, ideal for outdoor living.

CAR PARKING

Two undercover secure parking spaces, plus a secure storage unit.

SERVICES

Service charge £467.16 per quarter, to include cleaning of communal areas, building maintenance and buildings insurance. Flying Freehold. Lift access and suitable for disabled access. Mains electric, water and drains.







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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