



2 La Tour La Rue Du Crocquet, St Brelade JE3 8BZ

Apt393 - Qualified. Red Properties are delighted to offer for sale as a residential investment property with a tenant in situ until January 2024, this exclusive 2 bedroom duplex apartment situated in an elevated position in the much sought after village of St Aubin. The apartment has simply stunning sea views and is finished to the most exacting standards with no expense spared throughout. An amazing opportunity to acquire a unique property within an exclusive development in a most enviable location and secure underground parking for 2 plus visitor parking. This property just has to be seen to be fully appreciated!

- Exclusive, executive development
- Versatile living space, 2 bedroom duplex apartment
- No expense spared throughout
- Secure undercover parking x 2
- Envable village location with stunning views
- Tenant in situ until January 2024

Asking Price £995,000

2 La Tour La Rue Du Crocquet, St Brelade, JE3 8BZ

Entrance Hall

16'1 x 7'6 (4.90m x 2.29m)

Open Plan Lounge / Dining Room / Kitchen

28'4 x 18'9 (8.64m x 5.72m)

Large bright open plan living space with fitted kitchen, breakfast bar and integrated appliances

Utility Room

7'7 x 7'6 (2.31m x 2.29m)

Fitted units and appliances

WC

Staircase to first floor

Bedroom

15'5 x 13'5 (4.70m x 4.09m)

Door to:

En Suite

7'3 x 6'8 (2.21m x 2.03m)

Bedroom

26'3 x 12'10 (8.00m x 3.91m)

Door to:

En-suite

7'7 x 5'2

Outside & parking

Private patio / decked area

Allocated secure parking for 2 plus visitor parking

Services

All mains, no gas.

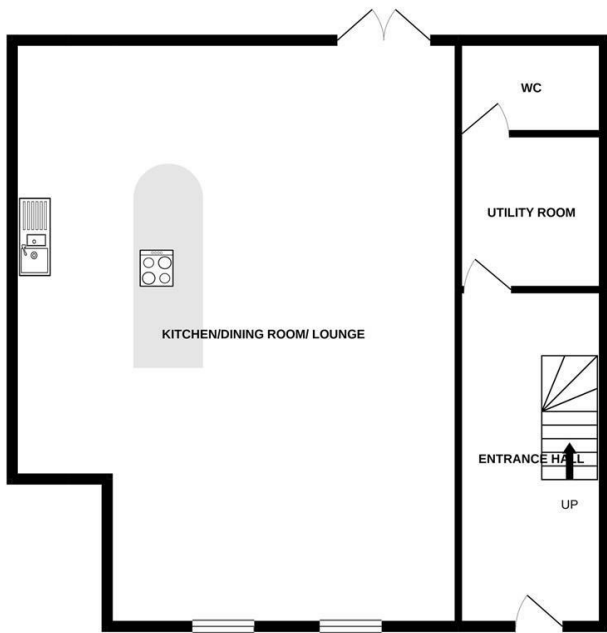
Underfloor heating throughout

Service charge £114 PM

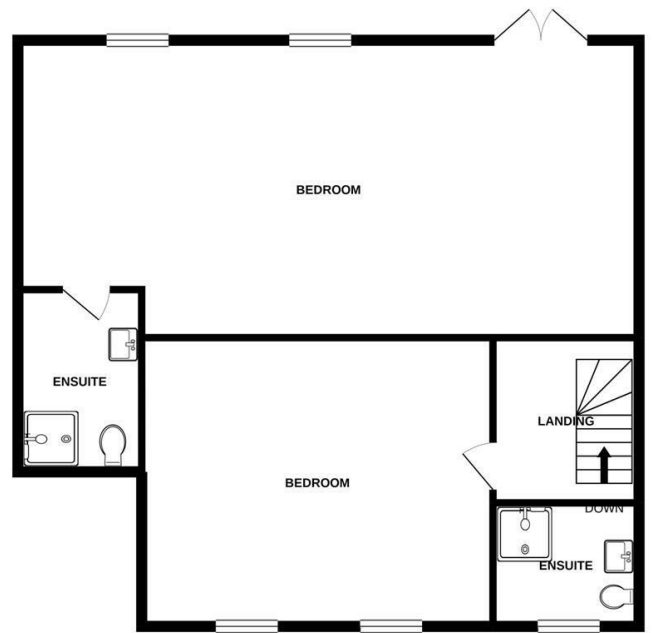




GROUND FLOOR



1ST FLOOR



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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