



A well constructed three bedroom, Pre-War detached home

Harcourt, Avenue Du Manoir, Ville Au Roi, St Peter Port, GY1 1PE

Asking Price £895,000





Detached Pre-War House • Attractive Leafy Surroundings • Quiet & Convenient Position • Modernised & Well Presented • Integral Garage & Further Parking • South Facing Rear Garden

Local Information

A residential property categorised as Part A on Guernsey's Open Market Housing Register and available for occupation by those holding a British or European Economic Area passport

About this property

A well constructed Pre-War detached home situated in an attractive tree lined avenue within the mature residential development of the Ville au Roi on the western outskirts of St Peter Port. The property has been recently modernised and is in a very presentable, ready to move in condition.

The accommodation is spacious and well laid out, with further scope for a potential conservatory or extension to the south elevation. There is a fair sized enclosed garden to the rear, which enjoys a sunny aspect, and an integral garage or workshop.

This is an excellent home for those looking for a good all round property in a location that is both convenient and quiet.

Services and Notes

Mains water, electricity, gas and drainage. Oil fired central heating. Upvc double glazing.

To include the fitted fittings, the fitted carpets and floor coverings, some fitted light fittings (but

specifically excluding the ceiling light in the dining room) and the fitted appliances - all to be detailed by inventory as part of the Conditions of Sale.

Directions

Perry's Guide Map Reference: Page 24 D2. Turn off the Ville au Roi road and proceed down Avenue du Manoir, past the turning into Aveue Germain, and Harcourt is the fifth property on the right hand side.

Tenure

Freehold

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Guernsey Office.

Telephone:

+44 (0) 1481 713 463.







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Gross Internal Area 2280 sq ft, 211.8 m²



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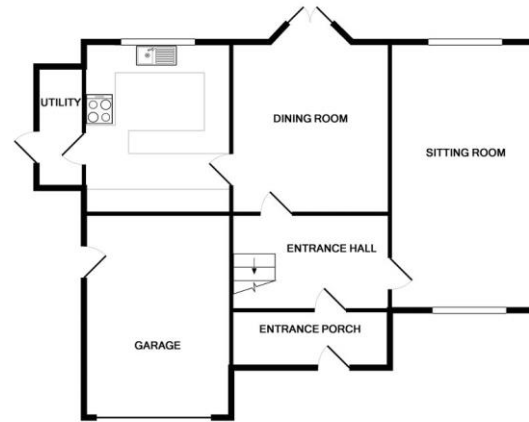
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GROUND FLOOR



1ST FLOOR

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