Chateaux estate agency

CELEBRATING OVER 45 YEARS in business

Sarnia Rose

Le Gele Clos - Rue Du Gele - Castel

Price £695,000

3 1 3

REF: **2574** TRP: **138**

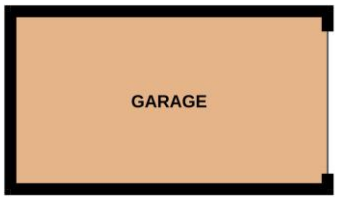


- A detached 3 bedroom bungalow.
- Situated on a small clos just inland from Vazon Bay.
- Comprises dining hall, kitchen, lounge/diner, 3 bedrooms & family bathroom.
- Wrap around garden plus a single garage.
- Parking for 3 cars.
- Perry`s Guide - Page 14 A3











GROUND 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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COMING SOON - Chateaux Estate Agency is delighted to offer to the local market "Sarnia Rose", a detached 3 bedroom bungalow situated on a small private clos of 4 bungalows just inland from Vazon Bay. The accommodation includes dining hall, kitchen, lounge/diner, 3 bedrooms and family bathroom. The property also benefits from a garage and parking for three cars together with a wraparound garden laid to Lawn and gravel. Early viewing is essential to avoid disappointment. Full details coming soon with viewings commencing 2nd December 2026

DINING HALL
uPVC glazed entrance door with adjacent window to front. Doors to lounge/diner, kitchen and inner hall.

LOUNGE/DINER
Great size room to relax and dine in with windows to front, side and rear together with feature granite fireplace.

KITCHEN
Fitted with a range of basic wall and base units with contrasting worktops over incorporating a stainless steel single bowl sink and drainer unit and tiled splashbacks. Cupboard housing hot water cylinder. Window and door to rear leading out to garden.

INNER HALL
Doors to bedrooms 1, 2 & 3, bathroom and storage cupboard.

BEDROOM 1
With window to rear and radiator.

BEDROOM 2
With window to side and radiator.

BEDROOM 3
With window to front and radiator.

BATHROOM
Fitted with a 3 piece suite comprising bath with shower and screen over, wash hand basin with mirror fronted cabinet and shaver light over and w.c. Part tiled walls. Window to rear.

GARAGE
Single garage with up and over door. Plumbing for washing machine.

EXTERNAL
FRONT/SIDE
The property is approached over the clos road onto a private tarmac driveway outside the garage. There is also a gravel area to front and side providing extra parking and lawn area to the front and the other side.

REAR
Fully enclosed lawn garden to rear.



SERVICES: Electric: Mains, Gas: None, Water: Mains, Sewerage: Mains, Telephone: Unknown, Broadband: Unknown

PRICE INCLUDES: Carpets, Curtains, Light Fittings and Listed Appliances.

LISTED APPLIANCES: TBA

These particulars are supplied on the understanding that all negotiations and appointments are conducted through this office. Whilst care has been taken with these details we do not guarantee their accuracy, nor do they form any part of any contract.

Brenton House - Les Petites Capelles - St Sampson - GY2 4GX
T: 01481 244544 - E: info@chateaux.gg
W: https://www.chateaux.gg

Chateaux estate agency