

INTRODUCING
75, Belvedere, Princes Tower Road, St Saviour, JE2 7BE



Connecting People & Property Perfectly.

Fantastic family home situated in a popular development completed only 4 years ago. Ideally located with easy access into town and principal schools, yet only a short stroll to green lanes, country walks and only a short drive into Gorey. Finished to a high standard throughout, the well-designed accommodation is split over 3 floors, comprising kitchen/breakfast room, and living room on the ground floor. The first floor has another sitting room (which could be used as a 4th bedroom, if required), a double bedroom, house bathroom, and utility room, with a further 2 bedrooms (1-en-suite shower room) on the third floor. The property has a balcony from the first floor sitting room, and an enclosed garden to the rear of the property. The property also has two secure under cover parking spaces and plenty of visitors.

- **Popular development**
- **Fantastic family home**
- **3 Bedrooms, 2 bathrooms**
- **Kitchen/breakfast room plus 2 sitting rooms**
- **Balcony and enclosed garden to the rear**
- **2 Undercover parking spaces**

Price £895,000 Qualified | Freehold



2



3



2



2

PROPERTY ID: 2855



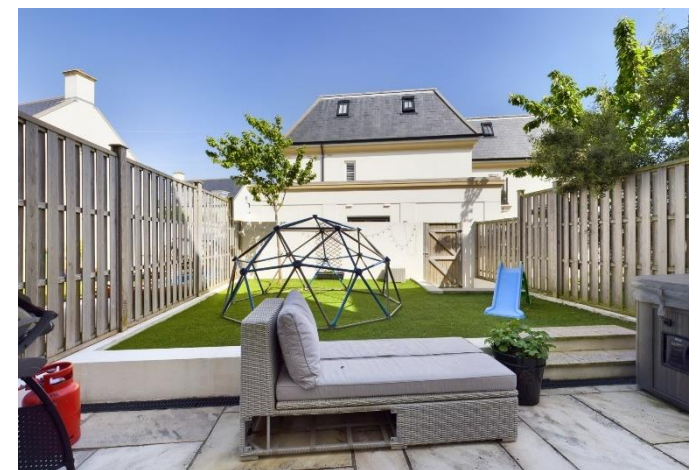


WILSONS  Knight Frank

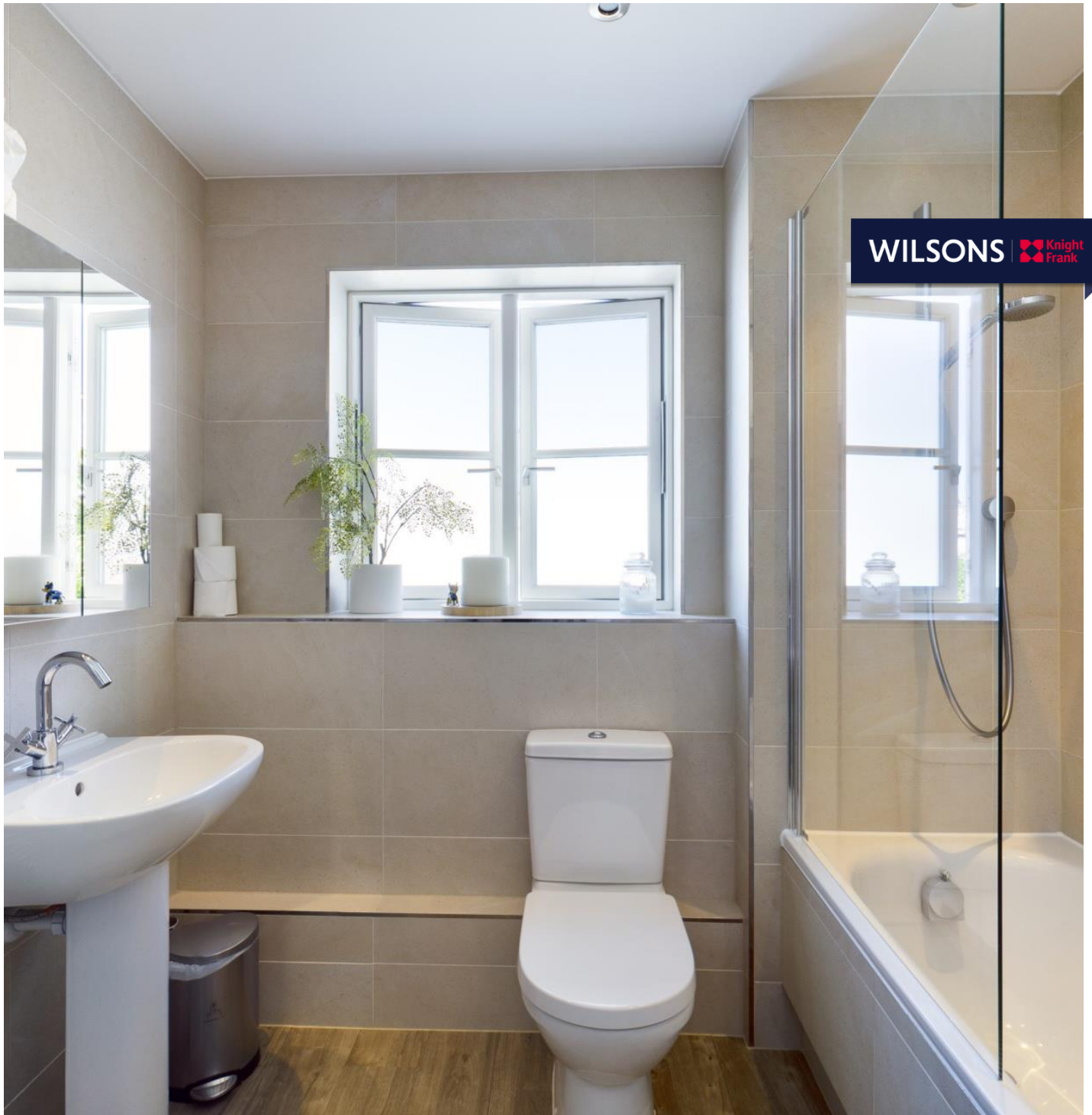




WILSONS  Knight Frank





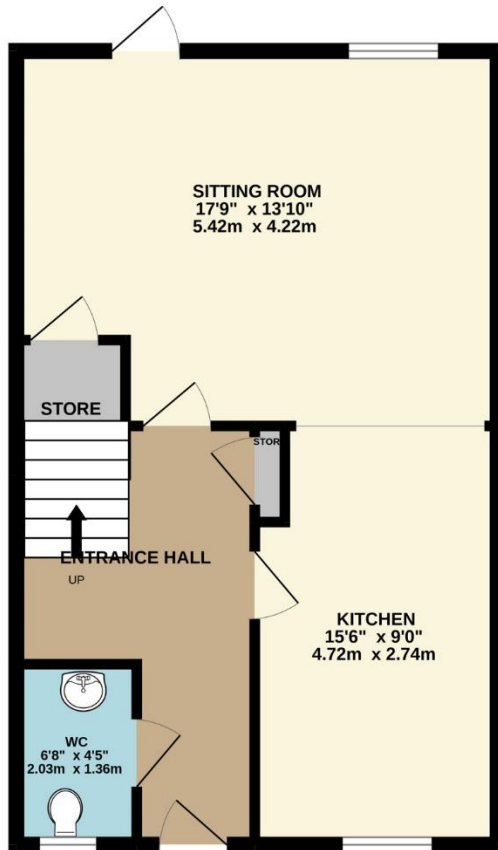




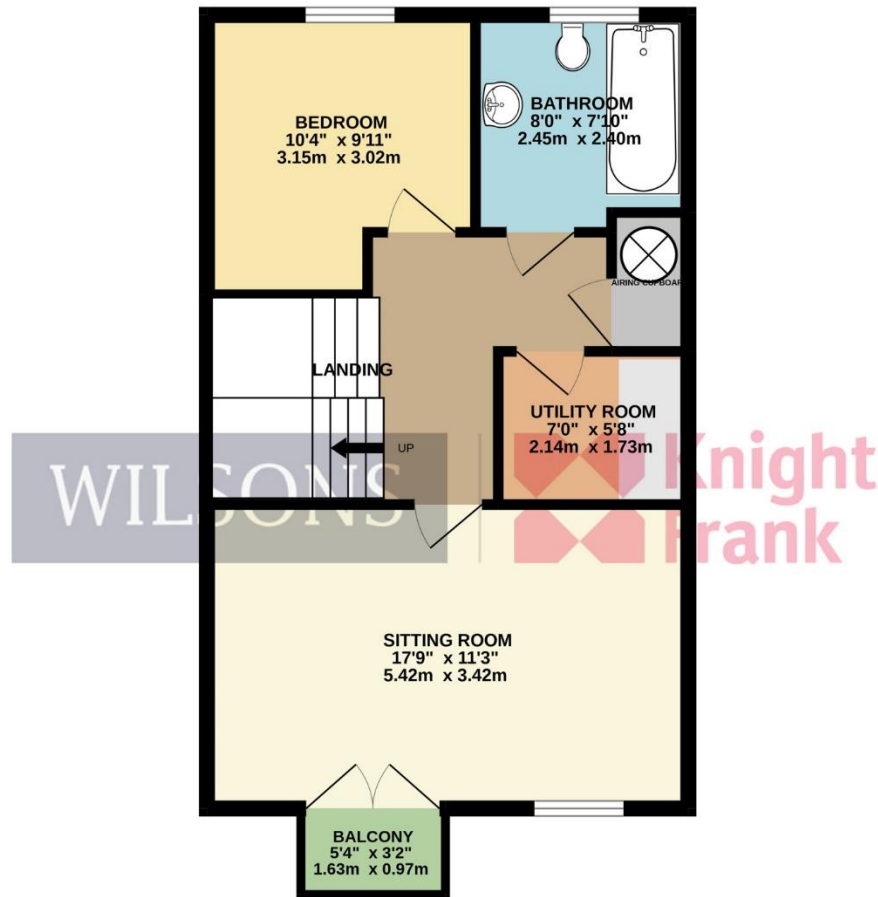




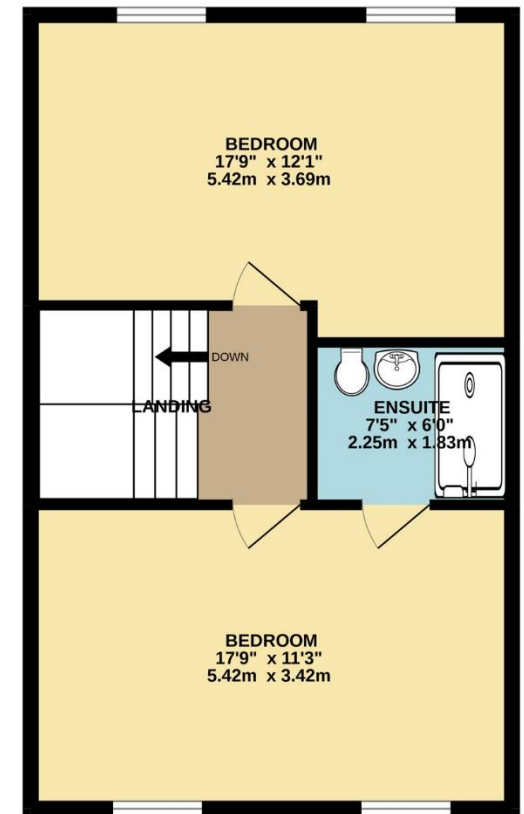
GROUND FLOOR
521 sq.ft. (48.4 sq.m.) approx.



1ST FLOOR
521 sq.ft. (48.4 sq.m.) approx.



2ND FLOOR
521 sq.ft. (48.4 sq.m.) approx.



TOTAL FLOOR AREA : 1582sq.ft. (147.0 sq.m.) approx.

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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SERVICES

All mains except gas. Electric heating.

SERVICE CHARGE

£365 per quarter

DIRECTIONS

From Five Oaks head along Princes Tower Road, Belvedere is the on the right hand side. Take the first entrance into the development, head through the gates, no 75 is on the left hand side.

ANTI MONEY LAUNDERING

Once an offer is accepted and negotiations for the purchase of a property are entered into, the prospective purchasers will be asked to produce photographic identification and proof of residency documentation, e.g. current utility bill. This is in order for us to comply with the current Money Laundering Legislation

VIEWING STRICTLY THROUGH WILSONS KNIGHT FRANK

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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