

INTRODUCING  
10 Ashley House, St Saviours Hill, St Saviour, JE2 7LG



Connecting People & Property Perfectly.

Spacious top floor apartment with fantastic roof top and distant sea views,

Located within a small development of only ten apartments, positioned on St Saviours Hill, conveniently located close to both primary and secondary schools, supermarkets, eateries and only a short walk into town with all the amenities it has to offer.

Modernised throughout, the apartment comprises entrance hall, lounge/diner, separate kitchen, two spacious double bedrooms and house bathroom.

There is a parking space for one car.

THE OWNERS ARE DELIGHTED TO OFFER TO PAY FOR THE NEW PURCHASERS LEGAL FEES AND PAY THE SERVICE CHARGE FOR THE FIRST 12 MONTHS.

- **Spacious top floor apartment**
- **Roof top and sea views**
- **2 Double bedrooms**
- **Convenient location near schools**
- **Modernised throughout**
- **Parking for 1 car**

**Price £415,000** Qualified | Flying Freehold



1



2



1



1

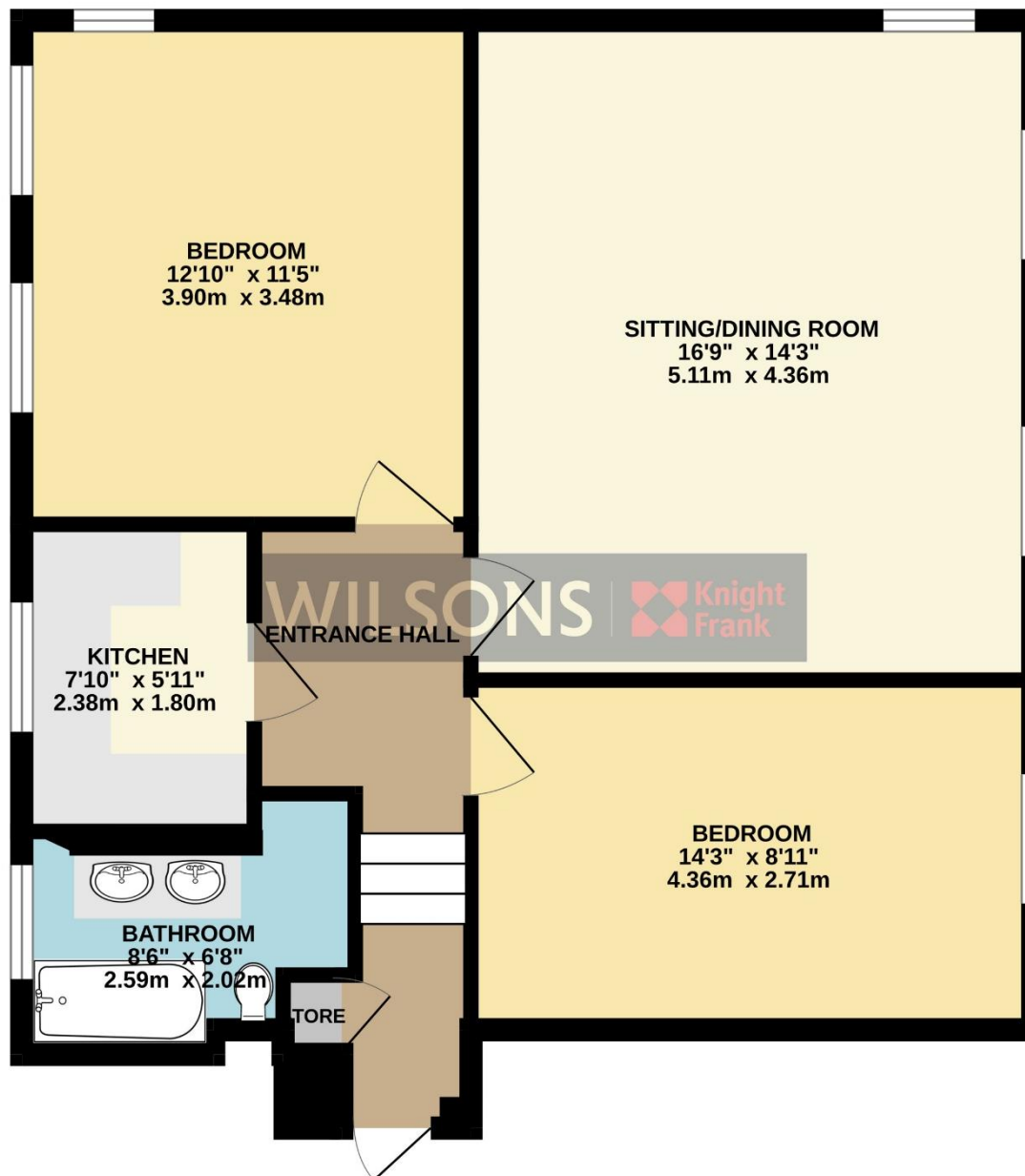
PROPERTY ID: 3077











TOTAL FLOOR AREA : 668 sq.ft. (62.1 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

Mains drains  
Mains water  
Electric heating

### SERVICE CHARGE

£130.03 pcm to include general repair and maintenance, management charge, communal cleaning, building insurance and sinking fund.

### DIRECTIONS

From Five Oaks round about enter St Saviours Hill, Ashley House is the 5th building 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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