

INTRODUCING  
17 Woodville Apartments, St Saviours Road, St Helier, JE2 4AP



Connecting People & Property Perfectly.

New to market is this delightful two bedroom purpose built FIRST TIME BUYERS apartment located in an elevated position on the outskirts of town. Brought to market in excellent condition the apartment would ideally suit those looking for their first home, a young family or investment buy. Briefly comprising a bright and spacious living room/diner with juliette balcony and separate newly installed kitchen. Both bedrooms are double,s both with fitted wardrobes. In addition there is a fully tiled modern house bathroom and two cupboards providing excellent storage. Further benefiting from one designated parking space plus visitors spaces.

- **Purpose built apartment**
- **Two double bedrooms / One bathroom**
- **First Time Buyers only**
- **Immaculate presentation**
- **Outskirts of town**
- **Parking for one plus visitors**

**Price £470,000** | Qualified | Flying Freehold



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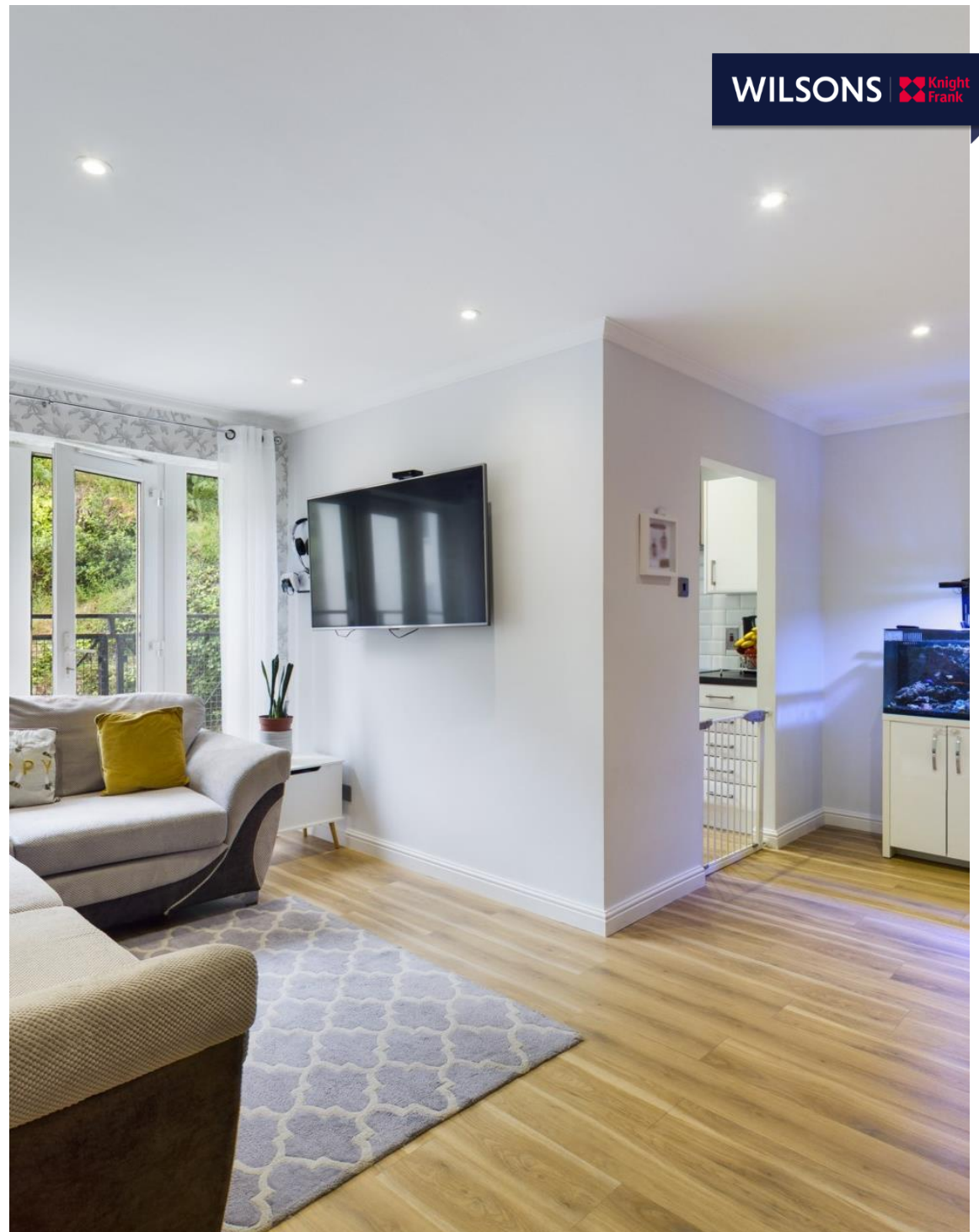


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PROPERTY ID: 3199



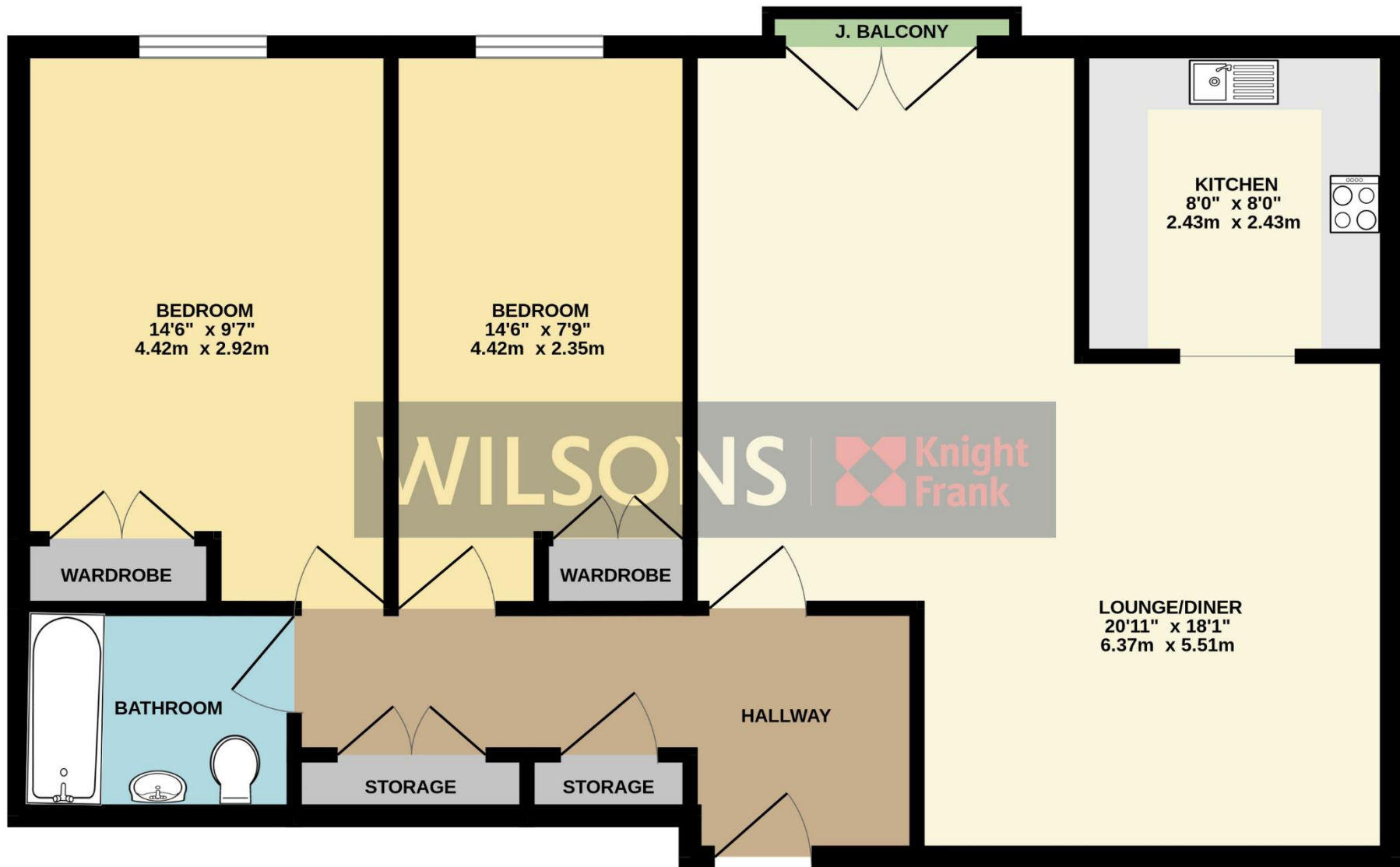












TOTAL FLOOR AREA : 740 sq.ft. (68.7 sq.m.) approx.

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 water  
Mains drains  
Fully double glazed  
Electric heating

## SERVICE CHARGE

To include building insurance, communal cleaning and electricity, gardeners, lift maintenance, water rates and sinking fund.  
Managed by Maillards

## DIRECTIONS

From St Saviours Road turn into lane for La Bas centre, Woodville is at the top of the lane

## 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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