

INTRODUCING

9 Keppel House, The Waves, Grande Route Des Sablons, Grouville, JE3 9FP



Connecting People & Property Perfectly.

ELIZABETH HOUSE

CONWAY HOUSE

KEPPEL HOUSE

TOWER HOUSE



This most prestigious and stunning three bedroom, three bathroom newly constructed luxury home (2,061 sq.ft.) features a large living room complex, a computer/work lobby, two full width sea facing balconies and stunning sea views. Forming a part of the superb 'The Waves' development near La Rocque beach and with a private (to the development) access to the promenade/beach.

The Waves also offers charge points for electric cars, and a communal bike store whilst providing spectacular panoramic sea views, surrounded by natural beauty in a great location. Finished throughout to the highest specification with fitted kitchens and full appliances. Featuring: visitor parking, private air-conditioned gym, fully equipped with shower facilities; aluminium double glazed windows; under floor heating system; luxury fitted kitchens with full appliances and utility rooms; bathroom/ shower rooms - fully tiled and Duravit sanitary ware/ furniture; satellite, smart network and data network, these properties have it all.

- **Prestigious and stunning three bedroom suite duplex apartment**
- **Newly constructed luxury home**
- **Two full width sea facing balconies**
- **Stunning sea and beach views**
- **Finished to the highest specification**
- **Private gym and landscaped communal garden**

Price £2,495,000 | Qualified | Share Transfer



PROPERTY ID: 3262











WILSONS | Knight Frank

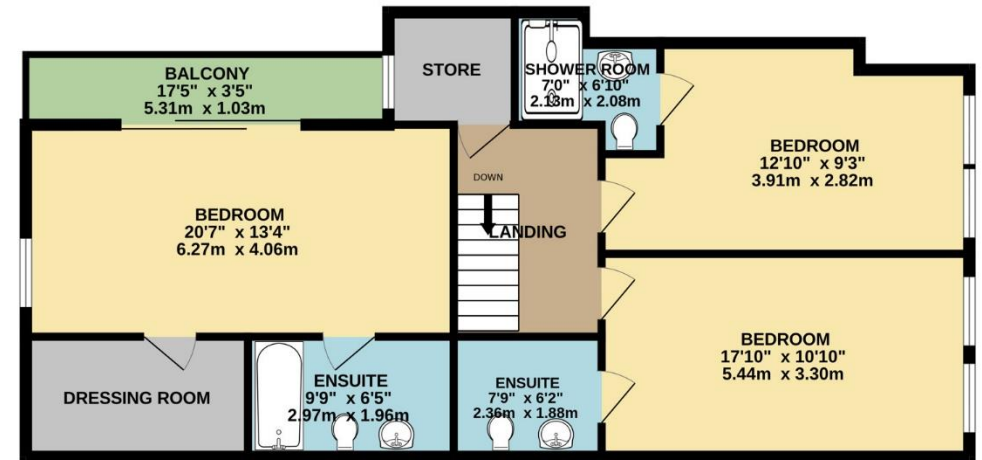




GROUND FLOOR



1ST FLOOR



TOTAL FLOOR AREA : 2015sq.ft. (187.2 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
Air source heat pump underfloor
central heating
Fully double glazed

DIRECTIONS

On the coast road heading East in direction of Gorey, pass La Rocque Harbour on right hand side and 'The Waves' development is a few hundred yards further on the right (seaside of road).

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

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