

INTRODUCING

La Rochelle, 1 Petite Route De Campagne, St Peter, JE3 7LL



Connecting People & Property Perfectly.

Nestled in the picturesque parish of St.Peter, this stunning family home is a testament to luxurious living. With a granite façade, this six bedroom, four bathroom home exudes elegance and charm. Perfectly situated in close proximity to the airport and schools, it offers unparalleled convenience for modern family life.


The newly fitted kitchen equipped with state-of-the-art appliances and ample counter space. The three spacious reception rooms provide versatility for various family activities, from cozy evenings by the fireplace to formal gatherings with friends and loved ones. Spanning an expansive 5,200 square feet, this residence boasts generous living spaces that cater to the needs of a growing family. The exclusive estate in which it resides features a gated entrance, ensuring privacy and security.

Landscaped garden, lawned with an inviting patio for outdoor entertainment and relaxation. The swimming pool, complemented by pool house, creates an atmosphere for warm summer days and delightful evenings with friends. A double garage not only offers ample parking but also provides additional storage space. Above the garage, a well-appointed gym or storage space.

Viewing highly recommended.

- Granite facing family home
- 6 Bedrooms and 4 bathrooms
- 5,200 sq ft of accommodation
- Lawned gardens
- Swimming pool
- Double garage and parking

Price £3,650,000 | Qualified | Freehold

	4		6
	4		8

PROPERTY ID: 3327



WILSONS | Knight Frank

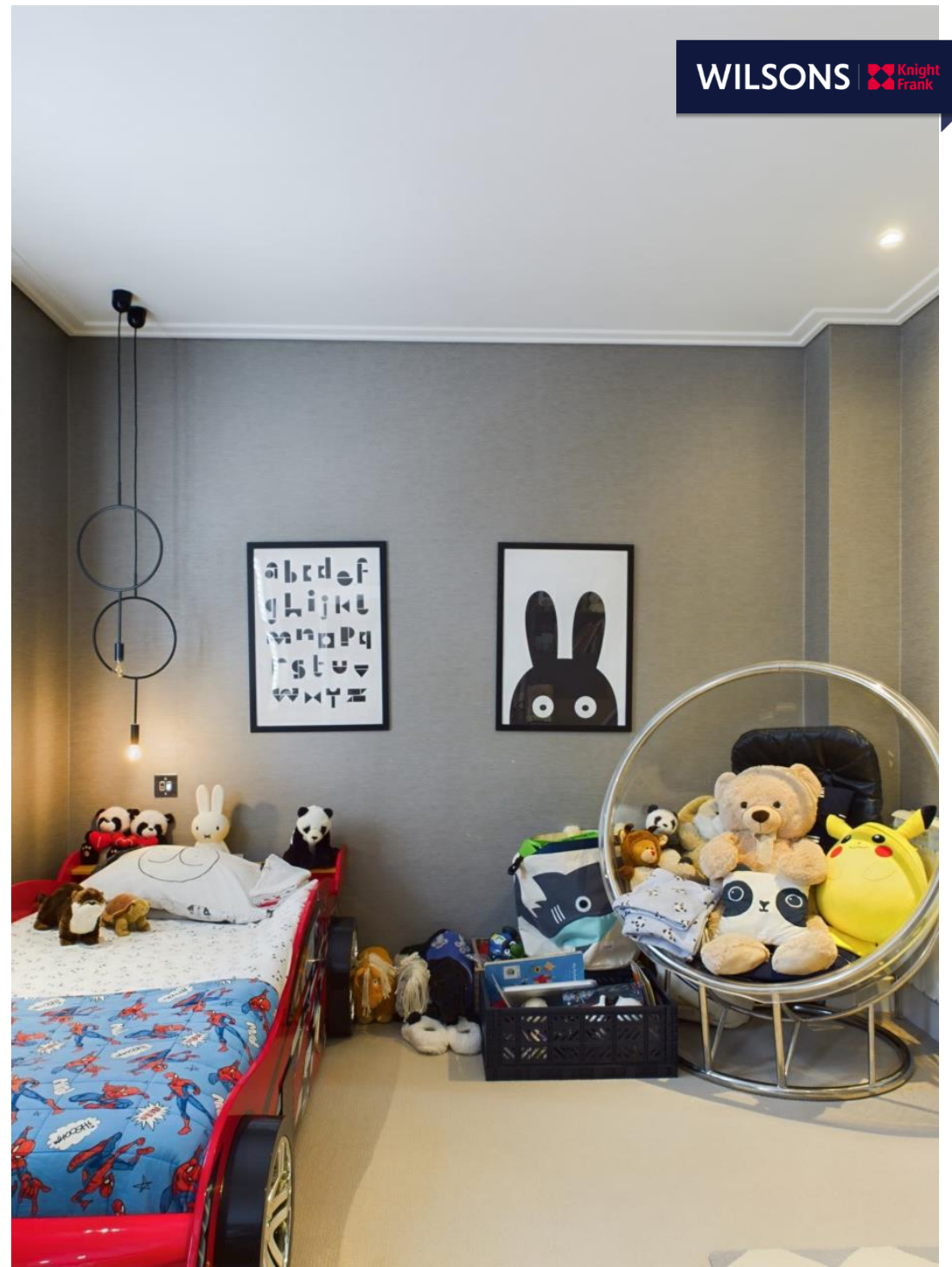






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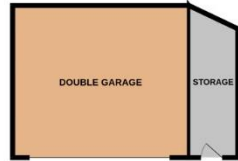








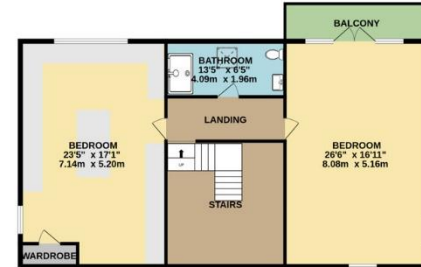
GROUND FLOOR
1971 sq.ft. (183.1 sq.m.) approx.



1ST FLOOR
1926 sq.ft. (179.0 sq.m.) approx.



2ND FLOOR
1263 sq.ft. (117.3 sq.m.) approx.



TOTAL FLOOR AREA : 5160 sq.ft. (479.4 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

Double Glazed

Oil heating

DIRECTIONS

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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