

INTRODUCING

Apartment 24, Albert Place, La Route Du Port Elizabeth, St Helier, JE2 4EA



Connecting People & Property Perfectly.

This purpose built ground floor one bedroom apartment is situated at the Waterfront at Albert Place, positioned on the outskirts of St Helier providing an easy walk into town.

Available to FIRT TIME BUYERS ONLY it would be a great step onto the ladder for the young professional or a young family. This modern apartment briefly comprises a bright open plan living space, with sliding doors onto the south facing terrace, separate kitchen, one double bedroom, with fitted wardrobes, house bathroom, large storage cupboard. The apartment is in good order throughout, recently redecorated and a newly fitted bathroom, any further modernisation will only enhance this delightful home.

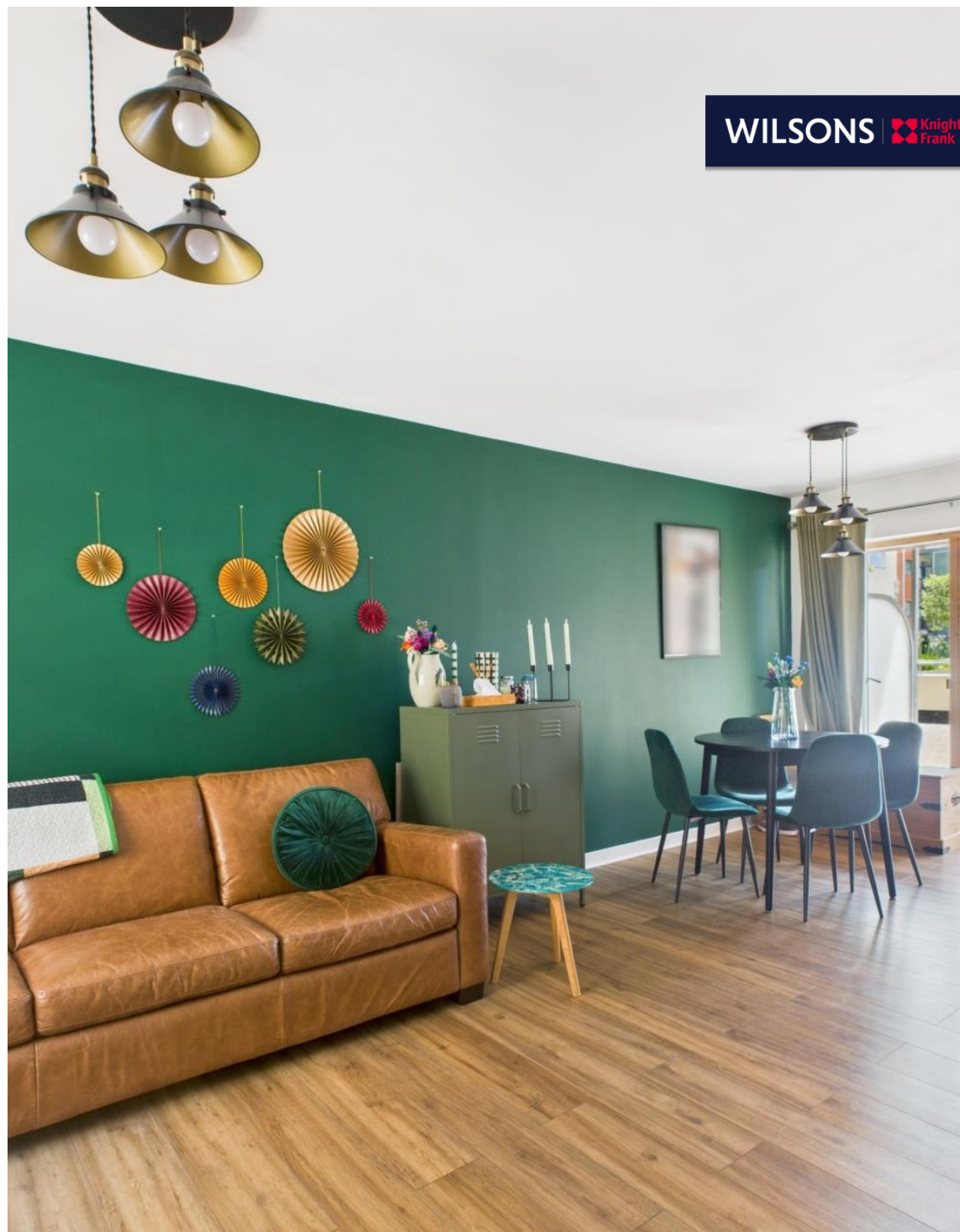
There is also undercover parking for one car plus visitors and a storage unit within the carpark.

- **Ground floor apartment**
- **FIRST TIME BUYERS ONLY**
- **One double bedroom**
- **Bright living space**
- **South facing terrace**
- **Under cover parking for one car**

Price £325,000 Qualified | Flying Freehold



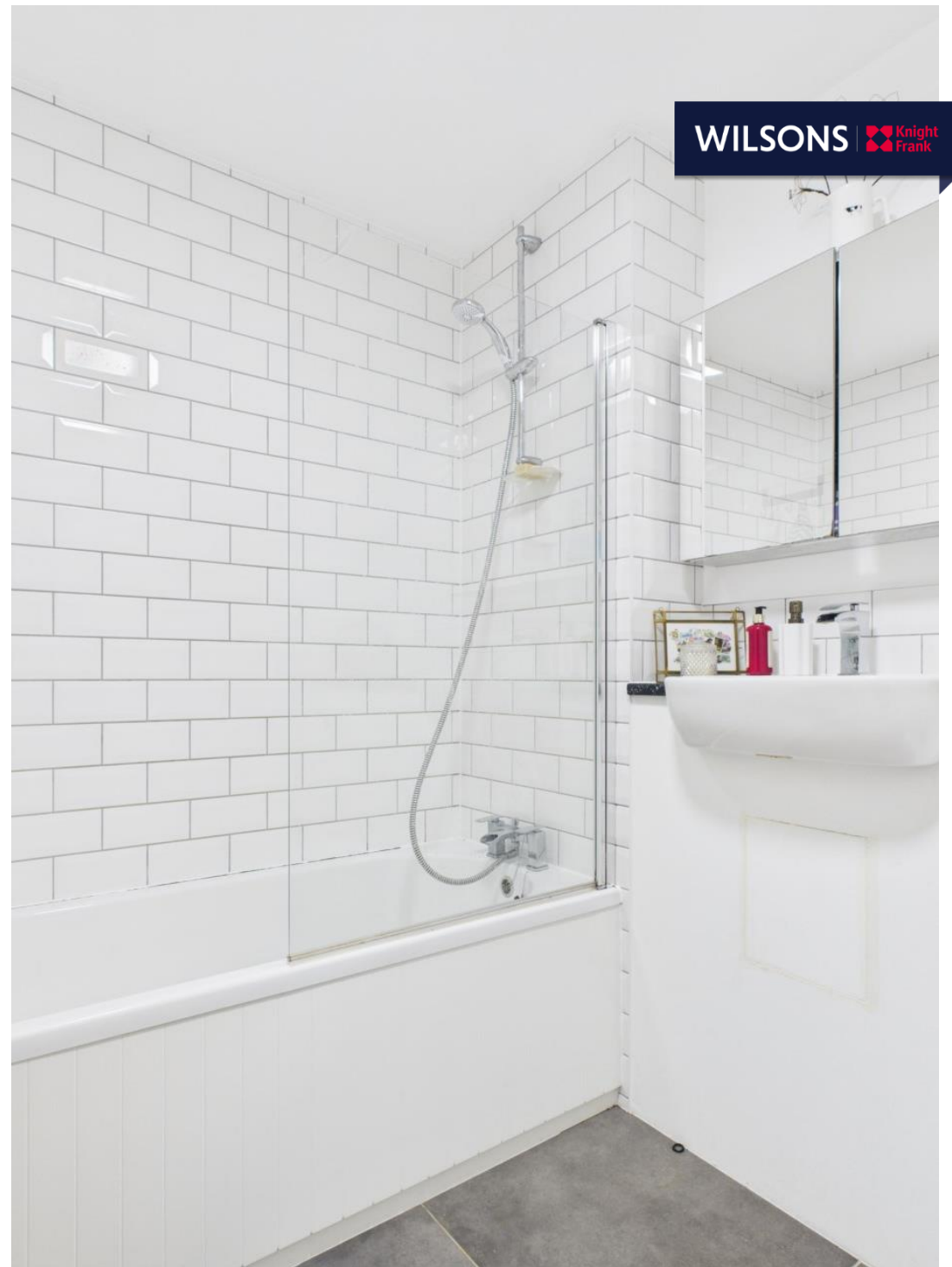
PROPERTY ID: 3668







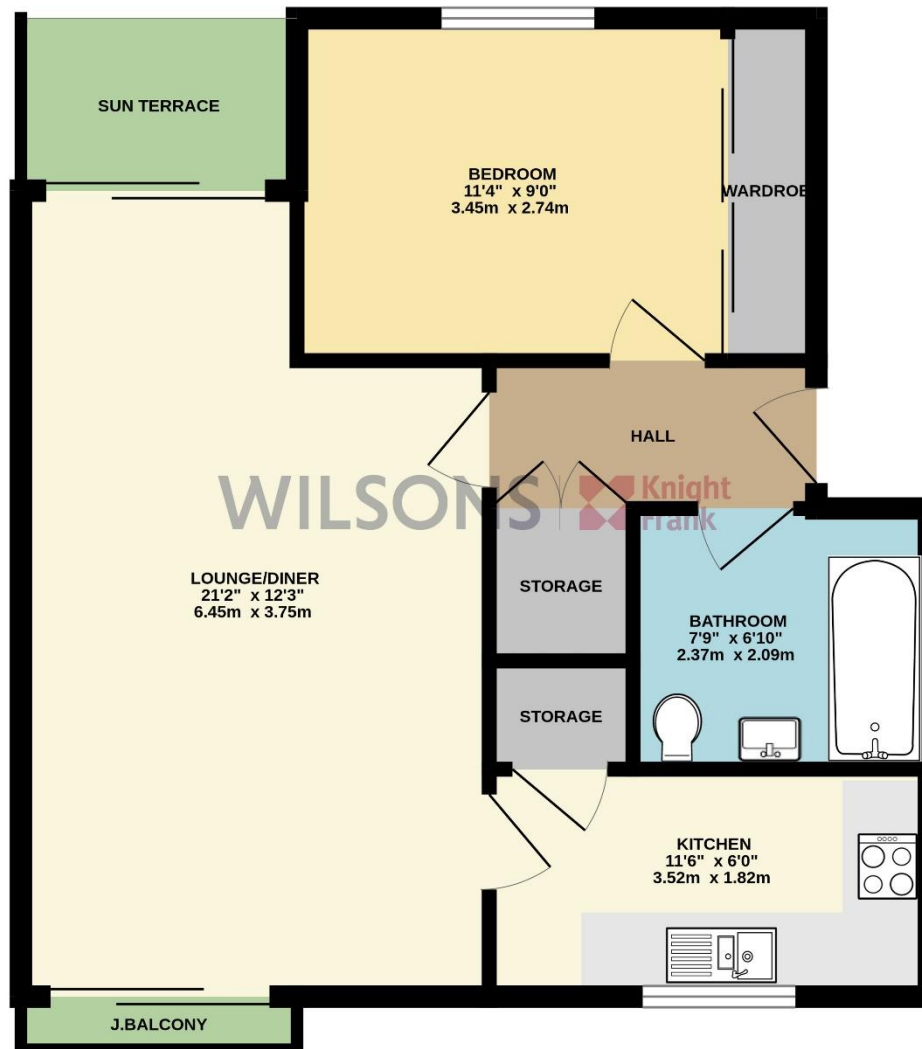






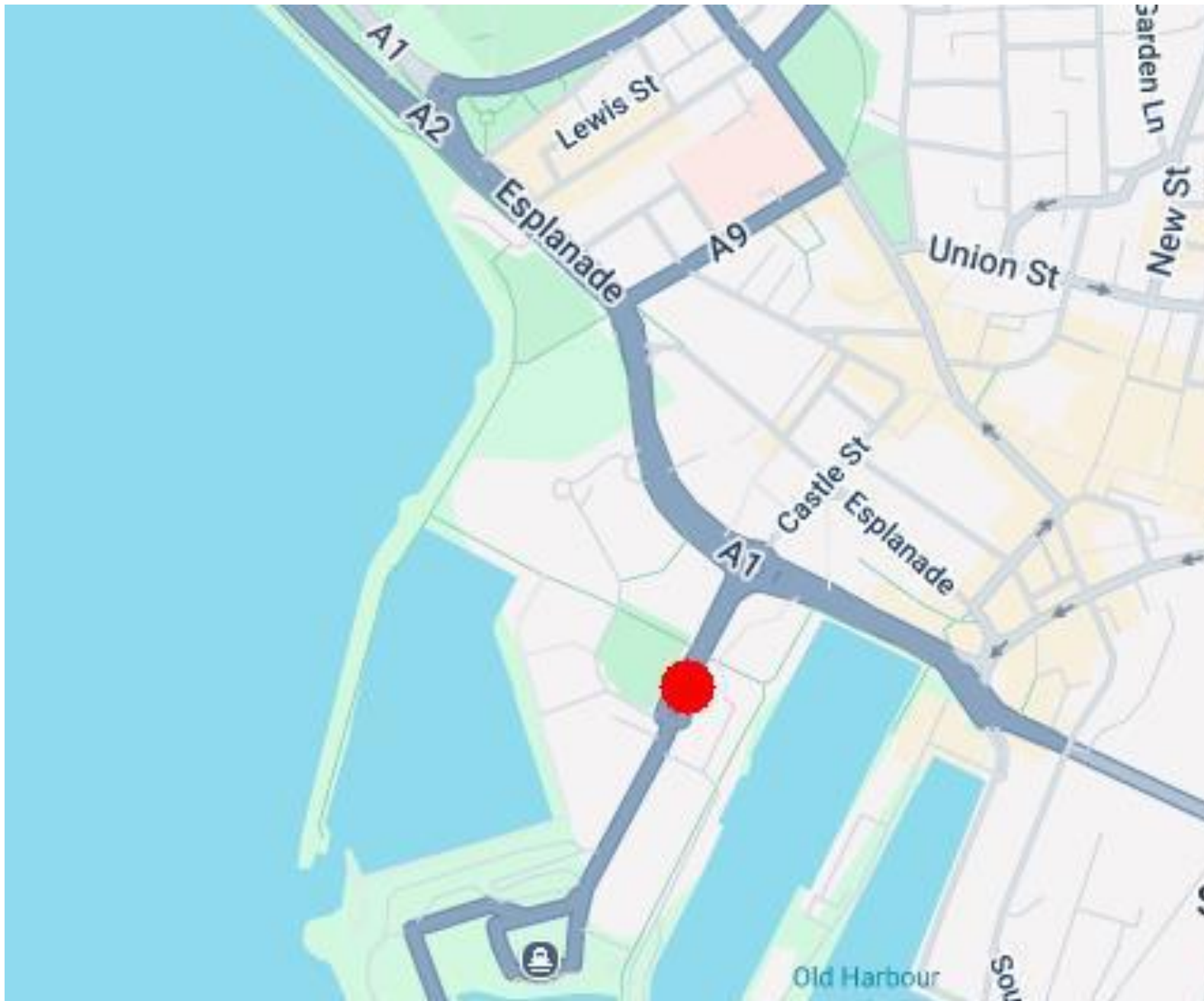


GROUND FLOOR
541 sq.ft. (50.3 sq.m.) approx.



TOTAL FLOOR AREA : 541 sq.ft. (50.3 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

£141.52 pcm to include building insurance, sinking fund, communal electricity and maintenance, lift, carpark and water.
(managed by Brunel)

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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