

£550,000
Freehold



Cranford's
Estate Agents



Features

- Move-in Condition
- Rear Patio, Grassed Garden & Shed
- Situated On A Clos
- Separate W/C
- Parking for 1 Vehicle
- Short Drive To Town & The Bridge
- Additional Rented Parking In Area
- TRP 100
- LR3172

Summary of Property

Goddess is offered to the local property market situated just outside of St Peter Port on a small clos of similar properties. This great family home has been well maintained over the years and offers 3 bedrooms, sitting room, dining area, conservatory, separated kitchen, WC and family bathroom. Externally, Goddess benefits from an enclosed child and pet friendly garden and patio area with an array of seasonal flowers, herbs and trees and has an allocated parking space belonging to the property. This terrific property would be ideal for first time, investors or as a potential downsize from a larger property.

Room Descriptions

Ground Floor

Entrance Hall

13' 0" x 6' 0" (3.96m x 1.83m)

Kitchen

9' 0" x 9' 0" (2.74m x 2.74m)

Appliances include four ring electric Stoves hob and double oven, Bosch dish washer, Bosch fridge and freezer.

Diner

9' 0" x 9' 6" (2.74m x 2.90m)

Conservatory

11' 0" x 9' 0" (3.35m x 2.74m)

Lounge/Diner

12' 4" x 12' 4" (3.76m x 3.76m)

Separate W/C

5' 0" x 3' 0" (1.52m x 0.91m)

First Floor

Bathroom

9' 0" x 5' 6" (2.74m x 1.68m)

Bedroom 1

12' 7" x 9' 0" (3.84m x 2.74m)

Bedroom 2

12' 6" x 7' 0" (3.81m x 2.13m)

Fitted wardrobes

Bedroom 3

9' 0" x 7' 7" (2.74m x 2.31m)

Fitted wardrobes

services

Mains electricity and water and drainage. Central heating.

price includes

Floor coverings, curtains/blinds, and light fittings. Appliances as detailed.

possession

By arrangement.

viewing

Strictly by appointment.

please note

If the recipient of these details should be party to negotiations or actions which seek to preclude, or are contrary to, the interests of CRANFORDS ESTATE AGENCY LTD, as selling agents, they may be liable for any fees which would otherwise have been due to CRANFORDS ESTATE AGENCY LTD.

These particulars do not constitute any part of an offer or contract. No responsibility is accepted as to the accuracy of these particulars or statements made by our staff concerning the above property. Any intending purchaser must satisfy himself to the correctness of such statements and particulars. All negotiations to be conducted.



Material Information

Parking Types: Allocated.

Heating Sources: Electric.

Electricity Supply: Mains Supply.

Water Supply: Mains Supply.

Sewerage: Mains Supply.

Broadband Connection Types: None.

Accessibility Types: None.

Has the property been flooded in last 5 years? No

Flooding Sources:

Any flood defences at the property? No

Any risk of coastal erosion? No

Is the property listed? No

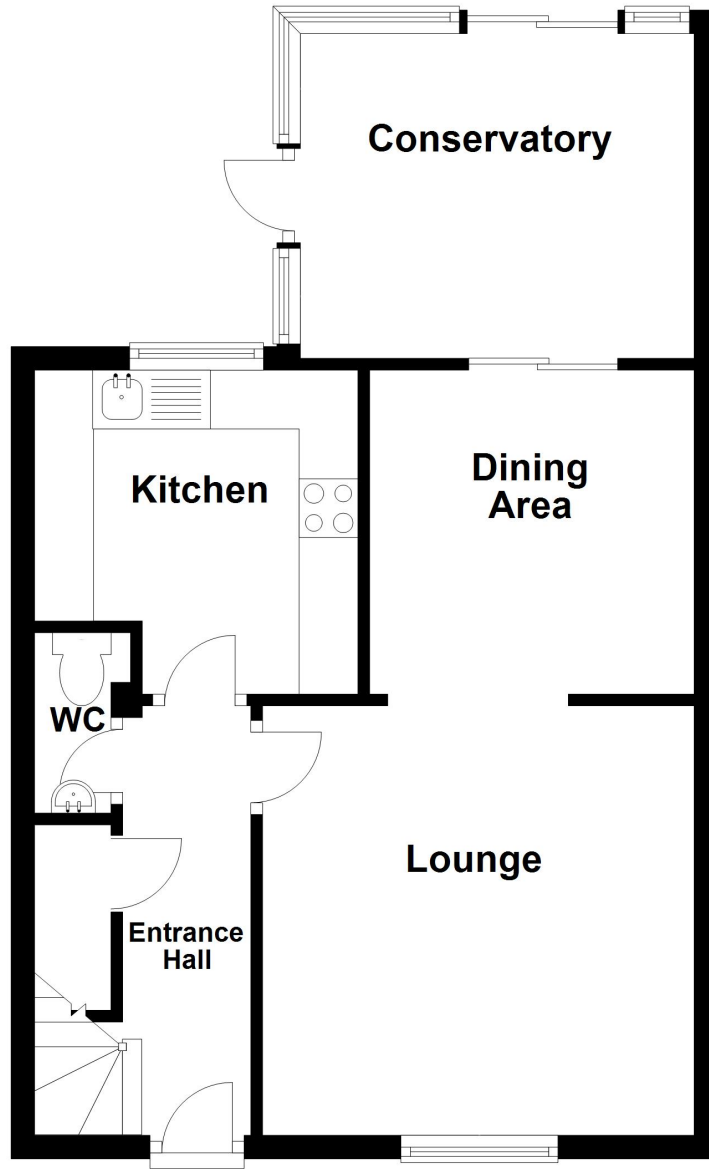
Are there any restrictions associated with the property? No

Any easements, servitudes, or wayleaves? No

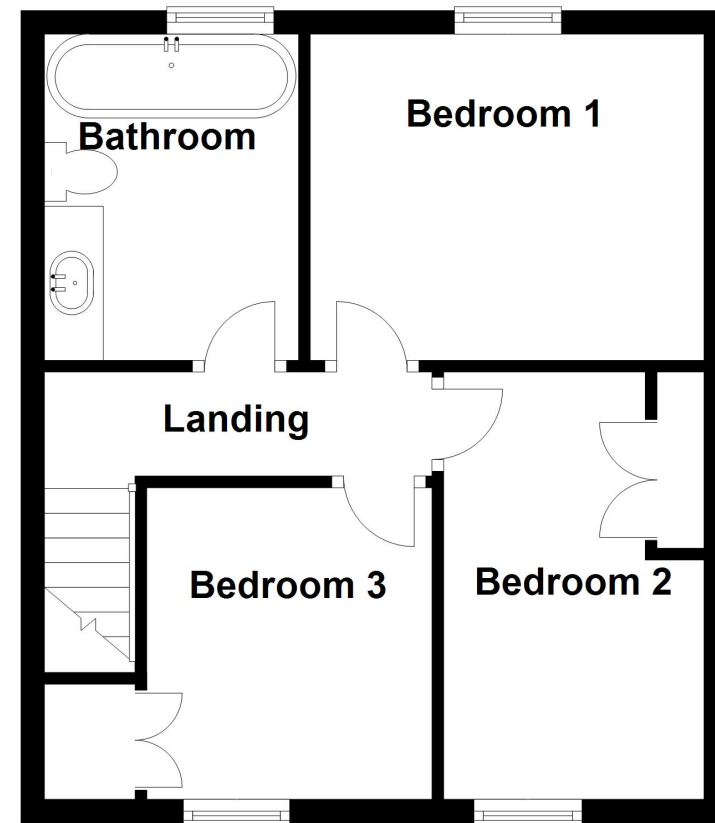
The existence of any public or private right of way? No



Ground Floor



First Floor



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