



Flat 3, Pembroke House,  
44 David Place, St. Helier, JE2 4YN

**Asking price £299,000**



SHARE TRANSFER - Reside are pleased to present this cosy 1 bedroom ground floor apartment located just a short walk from the town centre.

This apartment maintains its character with high ceilings and plenty of natural light, comprising living room with bay window, separate fully fitted kitchen, bedroom with fitted wardrobes and modern bathroom. The property is fully double glazed throughout and also has a generous attic space for storage. Viewings are highly recommended by the vendors sole agent.

The apartment block is professionally managed by Mulberry, and the service charge is £153 pcm to include water, building insurance, communal electric, managements fees and communal cleaner.

SOLE AGENT - RES358



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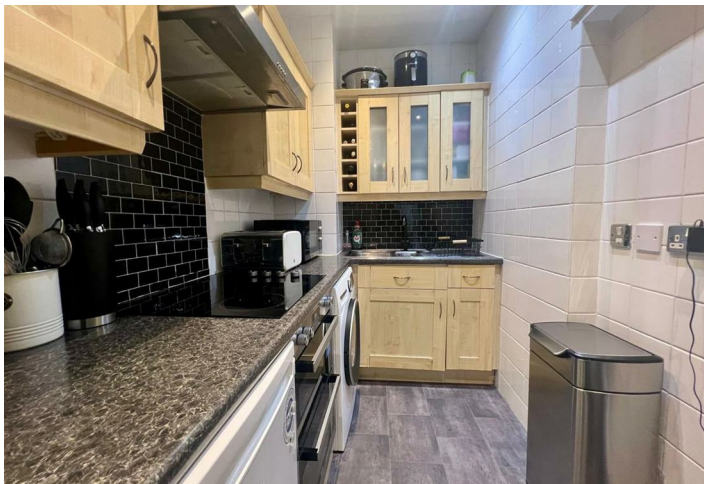


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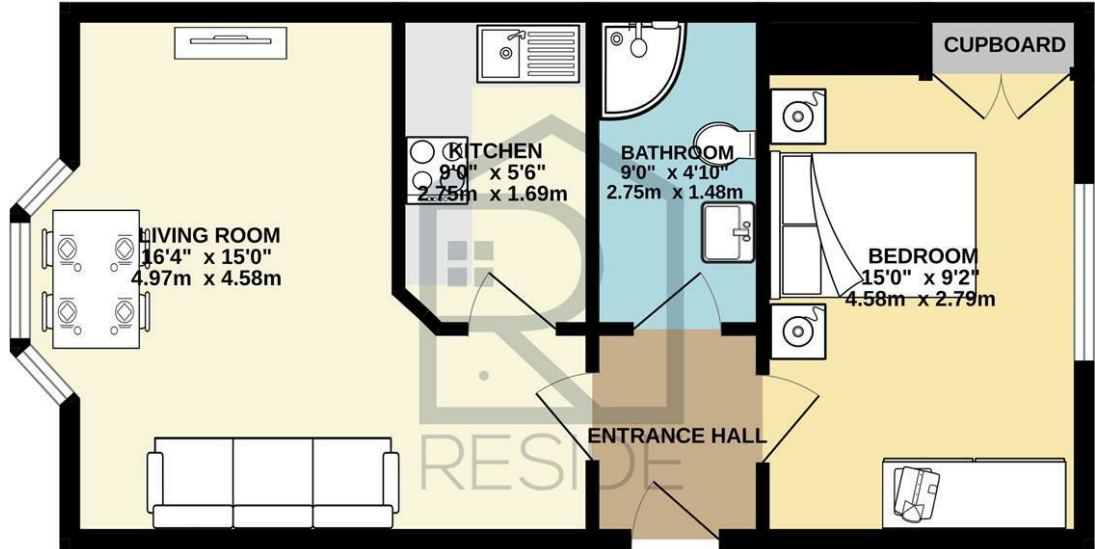
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Floor Plan

GROUND FLOOR  
436 sq.ft. (40.5 sq.m.) approx.



TOTAL FLOOR AREA : 436 sq.ft. (40.5 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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## Key Information

- 1 Bedroom character apartment
- Separate kitchen
- Modern bathroom
- Walking distance to town centre
- Residents parking scheme & private parking nearby
- Share transfer

## Directions

Heading up David Place, Pembroke House is located on the LHS.

