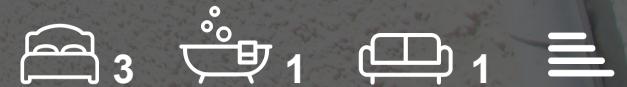




2 Marina Place Columbus Street  
St. Helier, Jersey, JE2 3YL

£325,000



## 2 Marina Place Columbus

St Helier, Jersey, JE2 3YL

A 3-bedroom house located on the outskirts of town, offering a fantastic renovation project for those looking to create their dream home in a town location.

This property boasts a cosy reception room, separate kitchen, two double bedrooms, a single bedroom and a house bathroom.

The renovation project presents a wonderful opportunity to put your own stamp on this house and create a space that truly reflects your style and taste.

Situated on the town outskirts, you can enjoy the peace and tranquillity while still being within easy reach of all the amenities and attractions that St Helier has to offer. Whether it's shopping, dining, or leisure activities, everything you need is just a stone's throw away.

Don't miss out on the chance to transform this 3-bedroom house into your ideal home.

**Lounge**  
12'5 x 12'1 (3.78m x 3.68m)

**Kitchen**  
10'2 x 9'11 (3.10m x 3.02m)

**Bathroom**  
9'3 x 5'6 (2.82m x 1.68m)

**First floor**

**Bedroom 1**  
12'3 x 11'9 (3.73m x 3.58m)

**Bedroom 2**  
10'4 x 8'7 (3.15m x 2.62m)

**Bedroom 3**





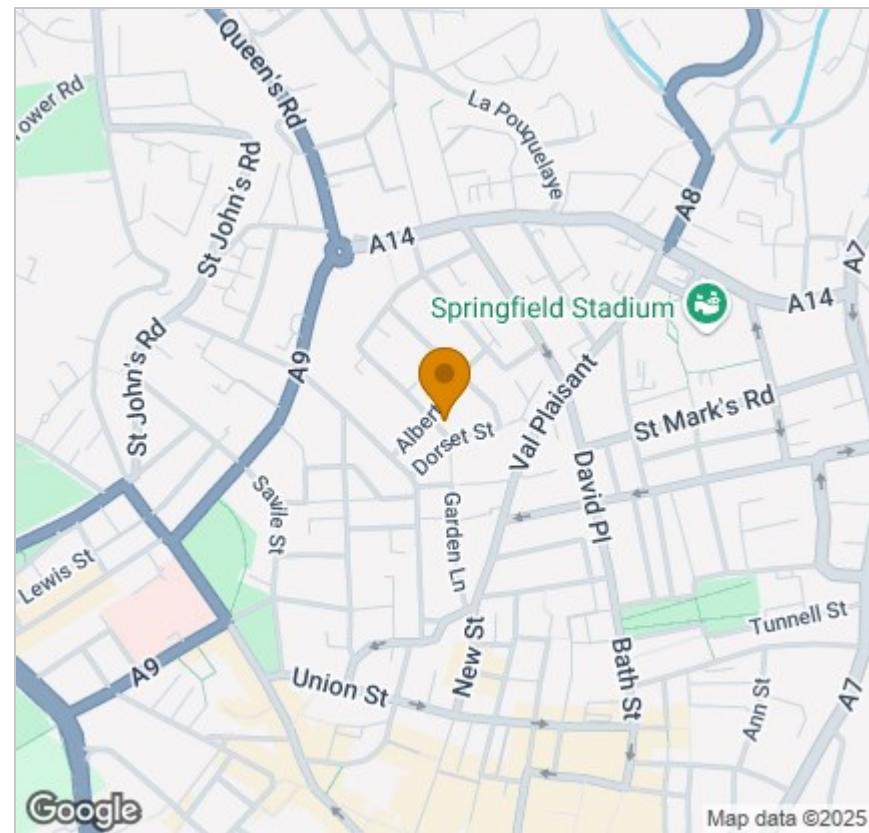
Loft  
Services  
Rear patio



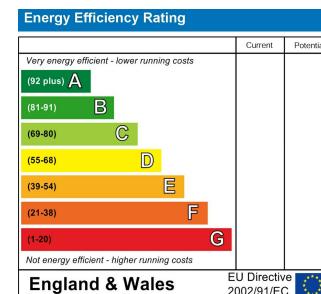
## Floor Plan



## Area Map



## Energy Efficiency Graph



## Viewing

Please contact our Troys Estate Agency Ltd Office on 01534 607070 if you wish to arrange a viewing appointment for this property or require further information.

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 of 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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