



4, Willows Court Les Grand Vaux
St. Saviour, Jersey, JE2 7WH

Offers Invited £449,000



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Troy's is delighted to offer this charming two-bedroom ground-floor apartment, located in a peaceful area on the outskirts of St Helier. Surrounded by fields and woods with off-lead dog walking routes, the property enjoys a tranquil atmosphere while being just a short distance from the town center and local amenities.

Recently updated with fresh décor and new oak-effect flooring, the apartment comprises an entrance hall, a family bathroom, a bright and spacious living/dining area, a fully fitted kitchen, and two bedrooms—one of which features an en-suite. The property also includes a sunny patio and a convenient parking space right at the front door.

Floor Area: Circa 875 sq. ft. (approx. 81.3 m²)

Pet Policy - Pets Allowed

Tenure:

Flying Freehold
No Onward Chain

Services:

All mains services, (no gas) electric heating, double glazing, parking for 1 car.

Service Charge:

The monthly service charge is £135 per month, which covers building insurance, communal lighting and cleaning, water and contributions to the sinking fund.





Entrance Hall
14'9" x 6'10" (4.5 x 2.1)

Bedroom 1
15'1" x 14'9" (4.6 x 4.5)

Landing

Bedroom 2
18'4" x 7'2" (5.6 x 2.2)

En-suite
5'2" x 5'6" (1.6 x 1.7)

Lounge/diner
18'4" x 15'1" (5.6 x 4.6)

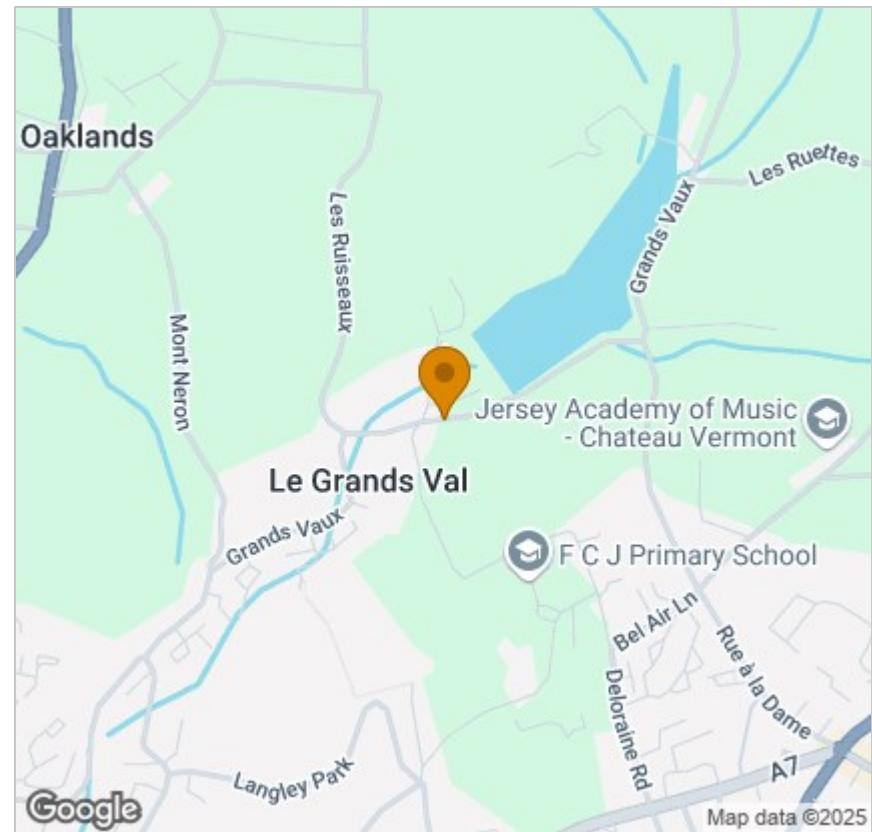
Kitchen
8'10" x 8'3" (2.7 x 2.53)



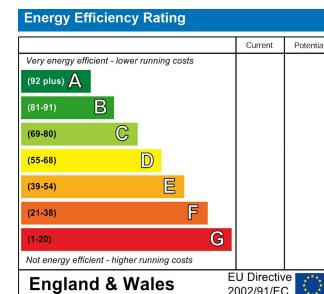
Floor Plan



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.

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