



FC188

**NO 9 LANTERNA, ROSEMOUNT COTTAGE JAMES
ROAD, ST. SAVIOUR, JERSEY, JE2 7RR**

Asking Price
£675,000

FINE & COUNTRY
JERSEY

Property details

FREEHOLD - We are delighted to present this modernised 2 bedroom 2 reception room cottage which is tucked away in a quiet cul de sac on the outskirts of town. A short walk to the town centre & equally short walk to Havre des Pas seafront with the addition of Howard Davis Park on your doorstep.

The current owners have modernised this charming cottage to an excellent standard and left the new owners nothing to do apart from move straight in. The ground floor comprises of a bright and airy lounge with working fireplace and doors out to the rear secure courtyard area. A second reception/dining area leads through to the fully equipped kitchen (also direct access to the courtyard) with a WC/utility room to the rear. The first floor offers 2 good size double bedrooms, one bedroom is currently utilised as a walk in wardrobe. The house shower room divides the space between the bedrooms. Externally, to the front the cottage has parking for 2/3 cars behind a secure gated entrance and large shed ideal for storage or small workshop. The south facing courtyard to the rear is a combination of decking and paving slabs with a built in BBQ is perfect for entertaining.

Close to all amenities and ideally located for town, beach, park and schools, early viewings are highly recommended by the vendors sole agent.

Outside

Private gated secure property.

Parking for three cars with large shed

Enclosed private patio with built in BBQ

Services

All mains services included except gas

Fully double glazed

Directions

Drive down Don Road along Howard Davies Park, turn left half way down on to James Road and Rosemount is towards the top end on the right.





GROUND FLOOR

1ST FLOOR



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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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.