

SOLE
AGENT

L'Arbre Rouge

11 L'Enclos Des Monts | Mont Morin

This wonderful semi-detached home is offered to the market in excellent condition having been recently upgraded by the current owners. The property is located on a quiet clos and benefits from having Delancey Park across the road and the amenities of The Bridge a short walk away. Accommodation comprises lounge/diner, kitchen, two bedrooms and a bathroom. To the rear of the property is a courtyard garden. Parking is provided by a single garage with additional visitor parking on the clos.

2 BEDROOMS

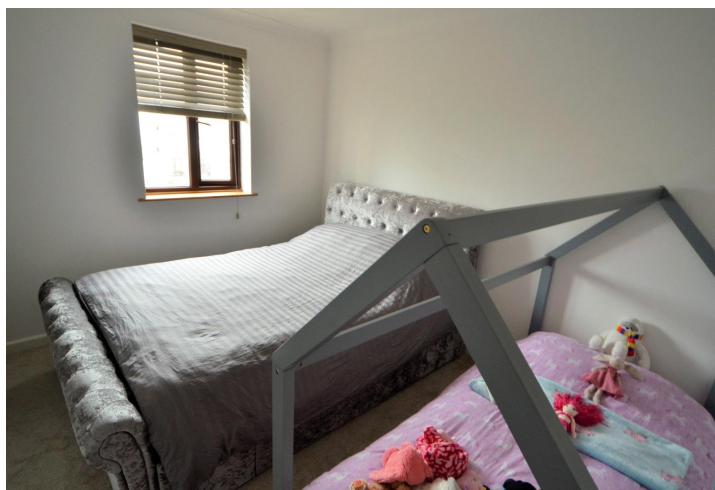
1 BATHROOM

1 RECEPTION

£480,000

Shields
& Rutland

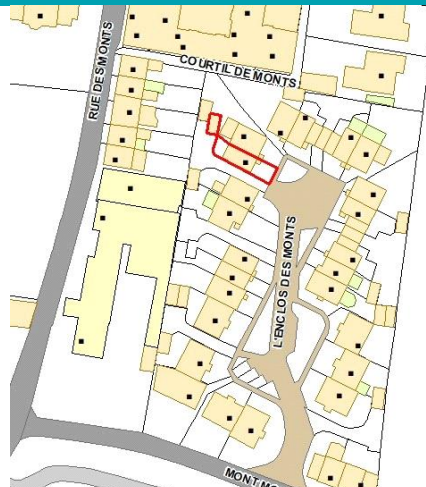
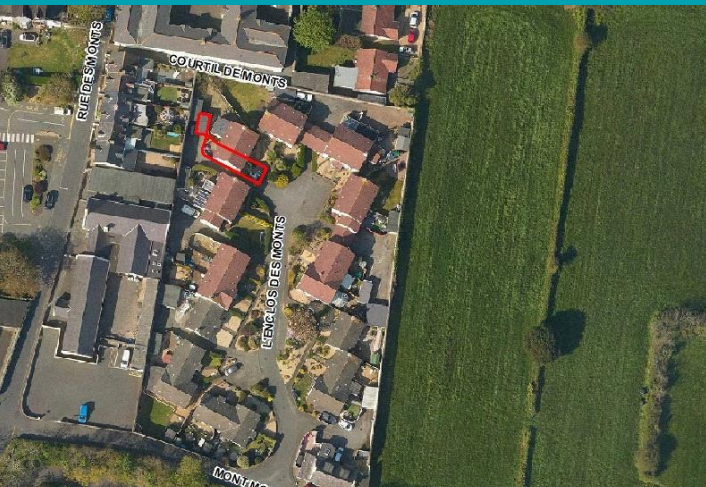
PHOTOS



PHOTOS



SPECIFICATIONS



Entrance Porch

4' 1" x 3' 7" (1.25m x 1.09m)

Lounge/Diner

16' 8" x 12' 10" (5.09m x 3.92m)

Kitchen

12' 10" x 7' 2" (3.91m x 2.19m)

First Floor Landing

6' 3" x 2' 9" (1.91m x 0.85m)

Master Bedroom

12' 3" x 9' 7" (3.74m x 2.91m)

Bedroom 2

11' 3" x 7' 5" (3.43m x 2.27m)

Bathroom

8' 7" x 4' 11" (2.62m x 1.51m)

Garden

To the rear of the property is a courtyard garden laid to patio with gated access to the parking.

Parking

Parking is provided by a single garage with additional visitor parking on the clos. There is also rented parking available nearby.

PRICE INCLUDES

- Curtains, carpets and light fittings.

SPECIAL FEATURES

- Recently upgraded
- West facing garden
- Near Delancey Park
- Rented parking available nearby.

SERVICES

Mains drain, water and electricity.
uPVC double glazing. Electric boiler.

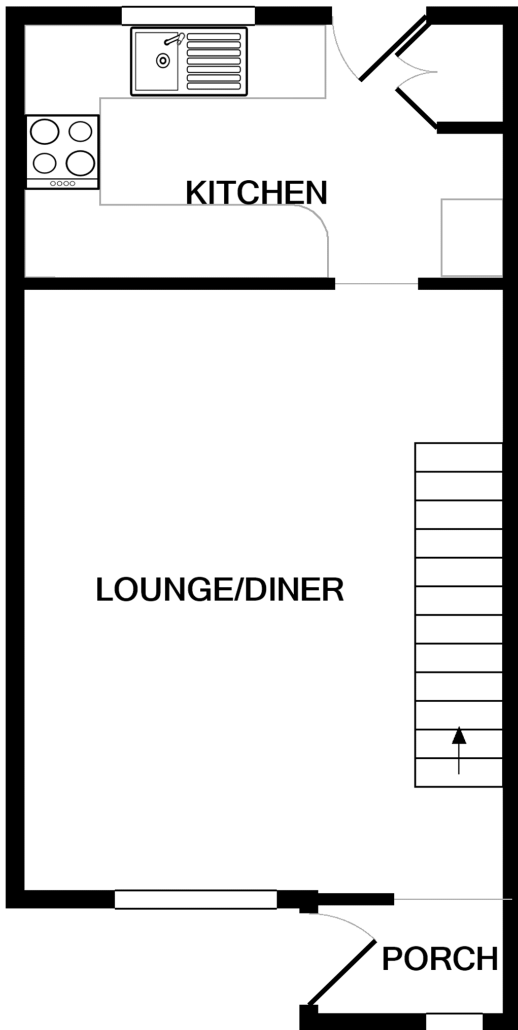
APPLIANCES INCLUDED

- Neff oven
- Neff extractor fan
- Neff four ring hob

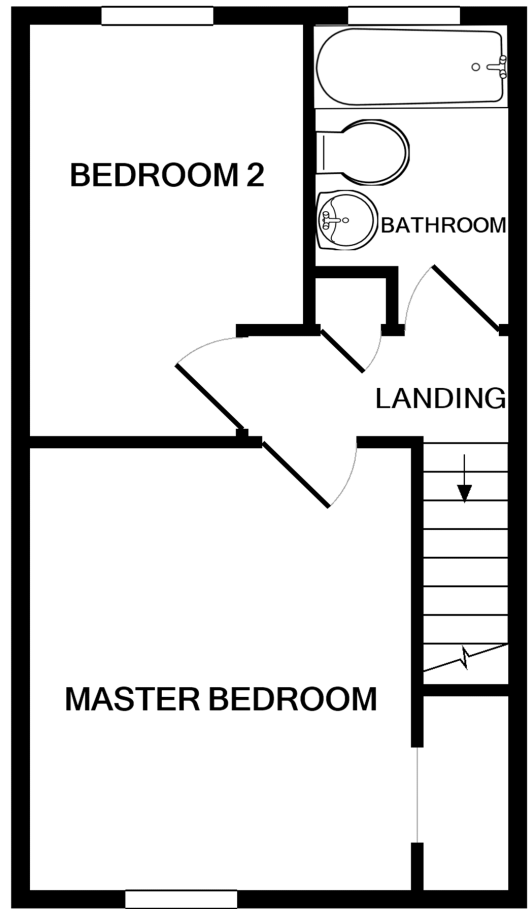
SCHOOL CATCHMENT

- Vale Primary School
- St Sampson High School

FLOORPLAN



GROUND FLOOR



1ST FLOOR

L'ARBRE ROUGE

Whilst every attempt has been made to ensure the accuracy of the floor plan 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

Made with Metropix ©2022