

## Grey Doves, Grouville

Grouville

# £1,495,000

Welcome to this stunning 3,200 sqft residence located in the sought-after parish of Grouville. This remarkable property features a spacious 4-bedroom main house and a charming 1-bedroom annex, perfect for guests or generating rental income. Upon entering the main house, you are greeted by a bright and airy entrance hall followed by a large, inviting lounge that gives you access to the large garden via glass double doors. There is also a separate dining room, ideal for entertaining family and friends. The heart of the home is the well-appointed kitchen/diner, providing ample space for casual dining and family gatherings. Upstairs, you'll discover four generously sized double bedrooms, ensuring comfort for everyone, along with two stylish bathrooms. This home also boasts a convenient utility...

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22 Hill Street St Helier, Jersey JE2 4UA, Channel Islands



# Gallery



# Property Details

**Location:** Grey Doves, Grouville

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The annex, with its great size, offers flexibility and privacy, making it an excellent addition to the property for either family/ guest or even a home with income.

Externally, the property features a large enclosed rear garden, perfect for outdoor activities and relaxation. Additionally, you'll find a double garage and parking for up to five cars, ensuring convenience for both residents and guests.

This Grouville coastal gem is a perfect blend of space, comfort, and versatility, making it an ideal family home with primary and secondary schools all within easy access. Don't miss your chance to own this exceptional property!

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# Key Features

For Sale	Beds: 5	Baths: 3
Area: 3197 ft <sup>2</sup>	5 bedrooms, 3 bathrooms	4 bedroom main house with 1 bedroom annex
Large lounge with access to garden	Separate kitchen and dining room	Good size utility room
Enclosed east facing rear garden, large enough to catch the sun from the south	Double garage plus parking for 5 cars	Sought after location in Grouville with easy access to beaches, schools and golf course whilst on No1 bus route

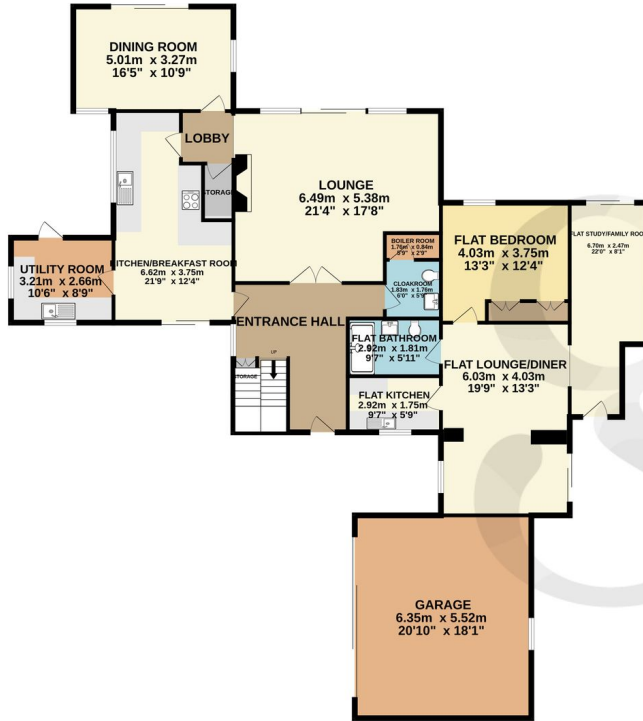
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# Floor Plans

GROUND FLOOR  
202.4 sq.m. (2179 sq.ft.) approx.



1ST FLOOR  
94.9 sq.m. (1022 sq.ft.) approx.



TOTAL FLOOR AREA: 297.4 sq.m. (3201 sq.ft.) 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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