

The Drifters, Parcq de l'Oeilliere

SOLE AGENT



3

BEDROOMS

3

BATHROOMS

2,486

SQ FT

0.4

ACRES

POA ST. BRELADE

The Drifters is situated on the headland above Petit Port and La Pulente and has panoramic sea views from the primary living spaces as far as the horizon. This three/four bedroom, three-bathroom family home has direct access to the surrounding headland and benefits from a large garden with a heated swimming pool. Located within the highly sought-after Parcq de l'Oeilliere, The Drifters is in need of modernisation whilst also offering scope to extend should you wish, subject to planning permission. This fantastic property also provides forecourt parking for at least ten vehicles as well as a double garage. For more information or to arrange a viewing please call us on 01534 717100 or email jersey@livingroomproperty.com



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The Channel Island Estate Agent



















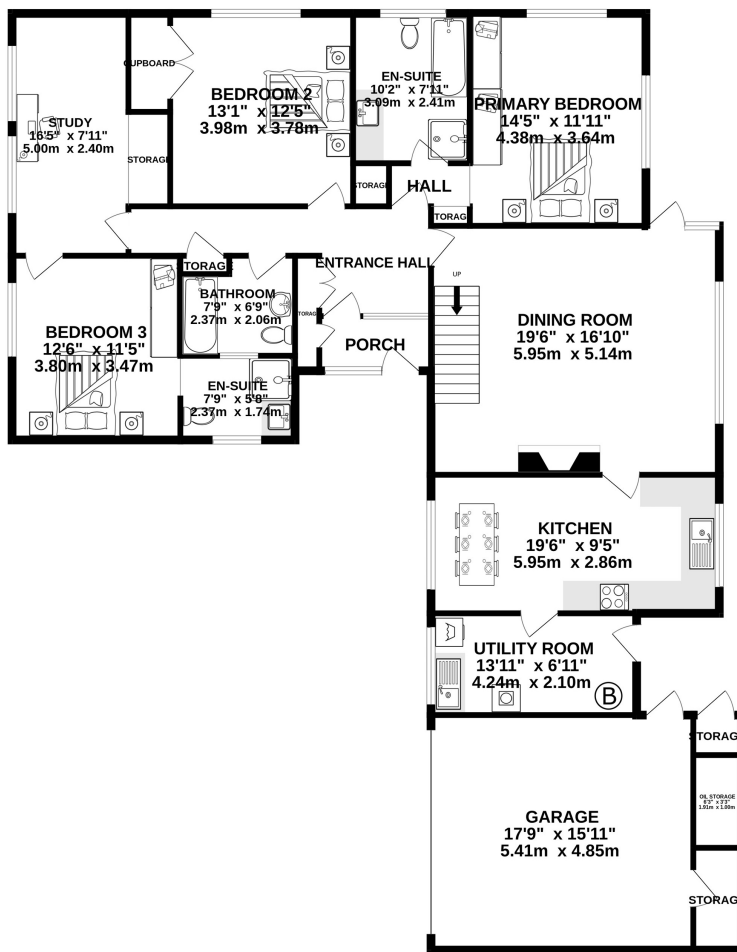




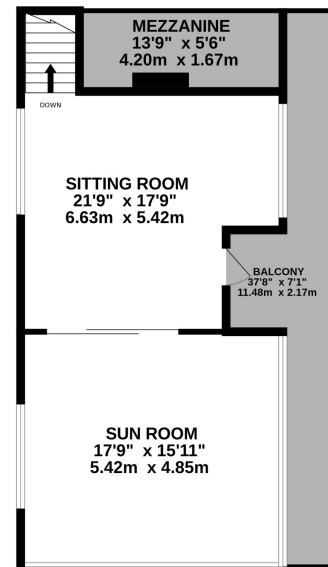




GROUND FLOOR
1919 sq.ft. (178.2 sq.m.) approx.



1ST FLOOR
567 sq.ft. (52.7 sq.m.) approx.



TOTAL FLOOR AREA : 2486 sq.ft. (230.9 sq.m.) 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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GROUND FLOOR

Dining Room	19'6 x 16'10
Kitchen	19'6 x 9'5
Utility Room	13'11 x 6'11
Garage	17'9 x 15'11
Primary Bedroom	14'5 x 11'11
En-suite	10'2 x 7'11
Bedroom 2	13'1 x 12'5
Bathroom	7'9 x 6'9
Study	16'5 x 7'11
Bedroom 3	12'6 x 11'5
En-suite	7'9 x 5'8

FIRST FLOOR

Sitting Room	21'9 x 17'9
Sun Room	17'9 x 15'11

KEY FACTS

Amazing sea panoramic sea views as far as the horizon
 Located on the headland above Petit Port and La Pulente
 Numerous reception spaces
 In need of modernisation
 Scope to extend (subject to obtaining planning permission)
 Positioned on a large plot
 Heated swimming pool
 Large garden with sections of lawn and patio
 Parking for 10+ cars
 Double garage

SERVICES

Mains water services

DRAINAGE

Mains drainage

HEATING - HOUSE

Oil fired central heating

HEATING - SWIMMING POOL

Oil fired central heating

INCLUSIONS

As Per Inventory

SCHOOL CATCHMENT

La Moye
 Les Quennevais

These particulars are supplied on the understanding all negotiations by Livingroom are conducted through this office. We understand these particulars to be correct but we do not guarantee their accuracy nor do they form part of any contract. Any floor plans provided are for the purposes of identification only and are not of absolute delineation. Measurements and areas illustrated are approximate and should not be relied upon. Livingroom have not undertaken a detailed survey, nor tested the services, appliances and specific fittings.

POA



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