

alpha estates

**2B, 19 Vauvert, St. Peter Port
£195,000**



- **Double Bedroom**
- **Central Heating**
- **Double Glazing**
- **Ideal Investment Property**
- **Communal Garden**
- **Perry's 25 F1**
- **TRP 55**
- **LM0856**

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St. Peter Port



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Entrance Hall: All doors leading to...

Bedroom: Window with views to the rear.

Lounge: Window with views to the rear.

Kitchen: Fully fitted kitchen comprising of a range of base and wall units with requisite appliances. Window with views to the rear.

Bathroom: Three piece bathroom suite comprising of a low level w.c., wash hand basin inset to a purpose built vanity unit and a panelled bath One window with views to the rear.

Communal Garden: Accessed from the rear of the property, via a concrete pathway. Laid into two distinct areas, one of which is laid to gravel, and one in concrete. Bordered by a combination of high level granite walls and timber fencing.

Services: Mains electric, water, drainage and gas central heating

TRP: 55

Viewing: Strictly through ourselves, Alpha Estates, the vendors agents.

Possession: By arrangement.

Included in sale: Carpet, curtains and light fittings and appliances as listed

Perry's Guide: 25 D1

Please note whilst every care is taken in preparing these details, we cannot guarantee their accuracy nor do they form a contract or part thereof.