



# Ashton

Marette de Haut, Rue des Marettes, St Martins, GY4 6JL

£660,000

LOCAL MARKET

SOLE AGENT

A semi detached chalet bungalow situate on a quiet clos in the desirable parish of St Martin's close to the village amenities and popular primary school.

Surrounded by the rural walks and coastal paths that the parish has to offer, Ashton offers well balanced accommodation comprising a kitchen and lounge diner on the ground floor with three bedrooms and a bathroom on the first floor. To the rear of the property is a south facing garden laid to lawn and to the front, parking and access to the garage.

With the opportunity to put your own stamp on this super home, early viewing is recommended.

School catchment: St Martin's Primary School / Les Beaucamps High School

## Key facts



- Semi detached chalet bungalow
- Three bedrooms
- Parking and garage
- South facing garden
- Opportunity to modernise

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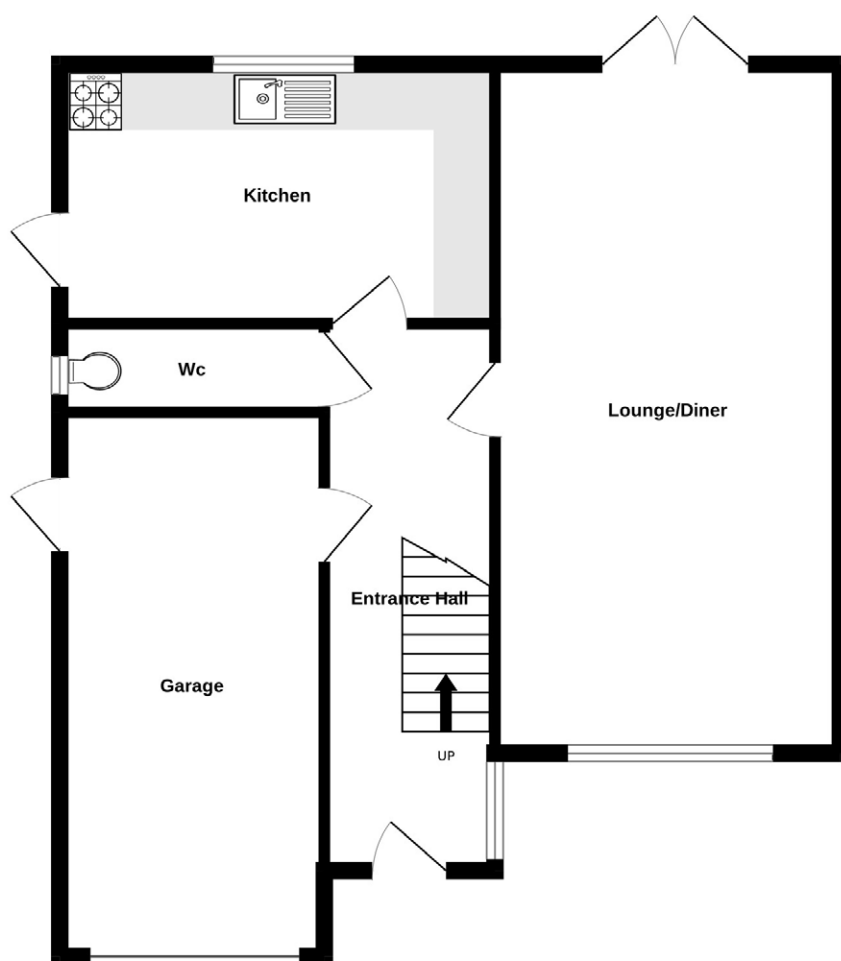




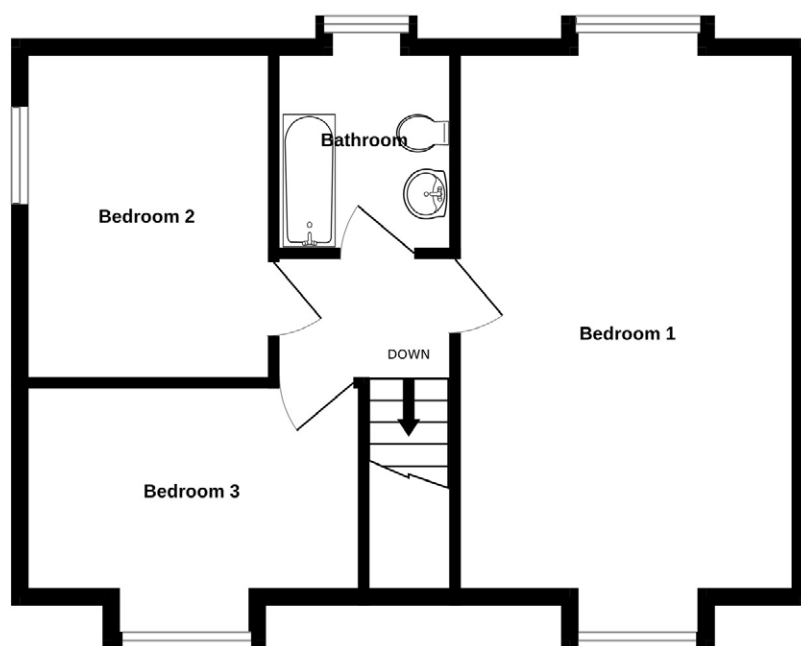


## Floorplan

### Ground Floor



### First Floor



## GROUND FLOOR

## ENTRANCE HALL

18'6 x 5'9 (5.6m x 1.8m)

## WC

8'4 x 2'11 (2.6m x 0.9m)

## KITCHEN

14'4 x 8'9 (4.4m x 2.7m)

## APPLIANCES:

- Hotpoint fridge
- Indesit dishwasher
- Creda oven and 4 ring hob

## LOUNGE/DINER

23'1 x 11'9 (7m x 3.6m)

## FIRST FLOOR

## LANDING

5'11 x 3'2 (1.8m x 1m)

## BEDROOM 1

19' x 11'9 (5.8m x 3.6m)

## BATHROOM

6'6 x 5'9 (2m x 1.8m)

## BEDROOM 2

11' x 8'2 (3.4m x 2.5m)

## BEDROOM 3

11'3 x 7'4 (3.4m x 2.2m)

## EXTERNAL

## GARAGE

18'4 x 8'11 (5.6m x 2.7m)

## APPLIANCES:

- Bosch washing machine and upright freezer.

The property is approached over the clos road onto a tarmac driveway which also gives access to the garage (18'4 x 8'11 – 5.6m x 2.7m) and a fore garden laid to lawn.

There is a side walk way on one side of the property leading to the south facing rear garden which is predominantly laid to lawn with a patio area which can also be accessed via the sliding doors from the lounge.

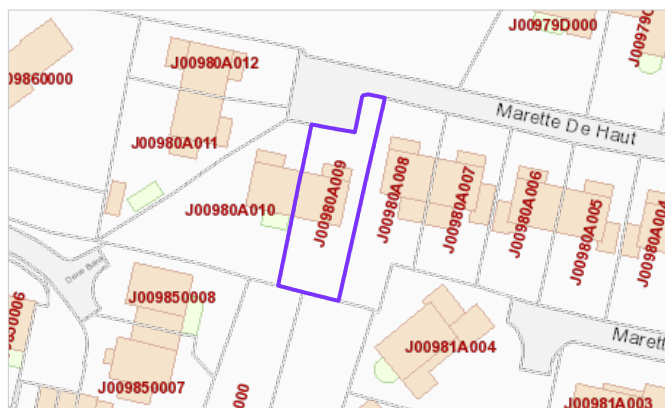
**Price to include:** Fitted carpets, curtains, light fittings and appliances as listed.

**Services:** Mains electricity and water, mains drainage, oil fired central heating, uPVC double glazing.

**Perry's ref:** 30 A3

**What3words:** allocated.gaffer.blizzard

**TRP:** 122



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## CONTACT OUR LOCAL MARKET TEAM



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