



Rose Cottage

£699,950

15, Rue De La Hougue Bachele, St Saviours, GY7 9QE

LOCAL MARKET

JOINT AGENT

Built in 2000, this delightful three-bedroom semi-detached Guernsey cottage is well -presented and ready to move into, just a stone's throw from the picturesque Perelle Bay.

Rose Cottage offers comfortable accommodation over two floors, featuring a welcoming sitting room, a well-appointed kitchen, a cloakroom, a bright conservatory, three double bedrooms (one with an en-suite), a family bathroom, and a garage.

Outside, the property enjoys a private rear garden laid to lawn with mature shrubs and a gravelled area accessed from the conservatory ideal for relaxing or entertaining. The front of the cottage features a further lawned garden and parking up to four cars.

School catchment: La Houquette and La Mare de Carteret

Key facts



- Built in 2000
- Three double bedrooms
- Spacious modern kitchen
- Private rear garden

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GUERNSEY'S ESTATE AGENT

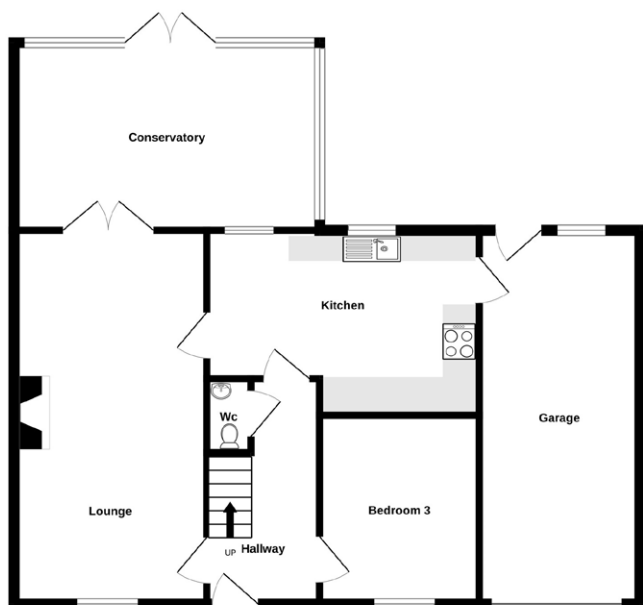




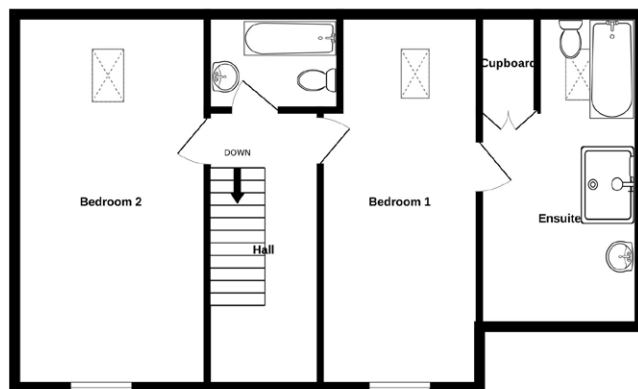


Floorplan

GROUND FLOOR
853 sq.ft. (79.2 sq.m.) approx.

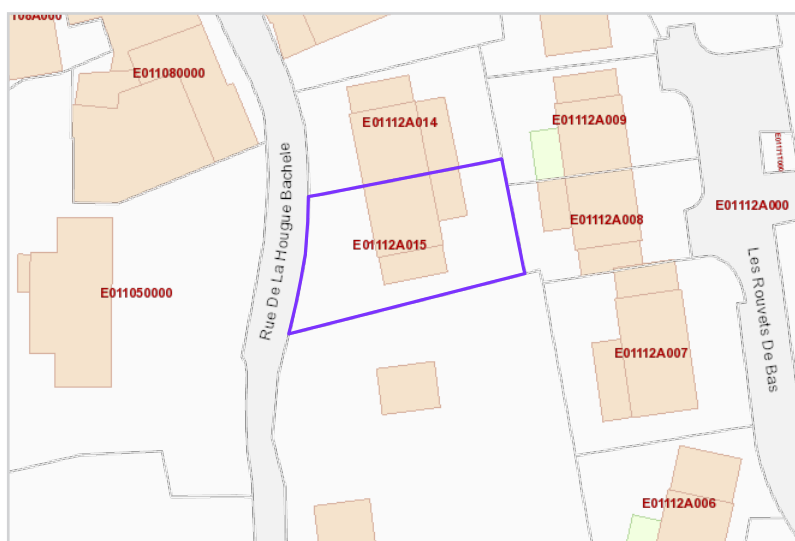


1ST FLOOR
661 sq.ft. (61.4 sq.m.) approx.



TOTAL FLOOR AREA : 1514 sq.ft. (140.7 sq.m.) approx.

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GROUND FLOOR

Entrance hall

12'3 x 6'2 (3.7m x 1.9m)

Kitchen

14'2 x 10'1 (4.3m x 3.1m)

APPLIANCES

- Hotpoint oven
- Hotpoint extractor fan
- Hotpoint dishwasher
- Hotpoint fridge/freezer

WC

4 x 2'5 (1.2m x 0.7m)

Lounge

20'4 x 10'6 (6.2m x 3.2m)

Conservatory

16'7 x 10'2 (5.1m x 3.1m)

Bedroom 3

9'7 x 7'5 (2.9m x 2.2m)

FIRST FLOOR

Landing

4'5 x 2'8 (1.3m x 0.8m)

Bedroom 1

17'2 x 8'6 (5.2m x 2.6m)

En-suite

13'6 x 8'9 (4.1m x 2.7m)

Bedroom 2

16'8 x 9'2 (5.1m x 2.8m)

Bathroom

5'8 x 5'3 (1.7m x 1.6m)

EXTERNAL

The property is accessed via a quiet lane, leading onto a paved driveway with parking for up to four vehicles. To the front, there is a neatly maintained lawned garden and access to a single garage.

Garage

20' x 8'9 (6.1m x 2.7m)

At the rear, the home enjoys a private, enclosed garden featuring a well-kept lawn and a gravelled seating area.

APPLIANCES

- Hotpoint washing machine
- Hotpoint tumble dryer
- Bosch fridge/freezer

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

Services: Mains electricity and water, cesspit drainage, electric central heating, uPVC double glazing.

what3words: tutoring.bead.thanksgiving

TRP: 140

CONTACT OUR LOCAL MARKET TEAM



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