



Les Blancs Pignons

£2,500,000

Les Baissieres, Castel, GY5 7RA

OPEN MARKET

SOLE AGENT

This impressive detached family home occupies a good sized plot and is positioned within a convenient location close to many amenities.

To the front, a large driveway provides ample parking for multiple vehicles and gives access to the garage. There is a lovely south facing rear garden complemented by a covered sun terrace complete with log burner, together with a separate pergola creating an additional attractive seating area.

The well proportioned accommodation comprises a formal sitting room, separate dining room, kitchen/breakfast room, garden room, utility and WC on the ground floor plus a versatile fifth bedroom or snug, complete with it's own en-suite. On the first floor, the main bedroom benefits from an en-suite along with bedroom 2. Two further double bedrooms are served by a family bathroom.

A superb home well worthy of closer inspection.

Key facts



- Immaculate family home
- Bright and spacious accommodation throughout
- Offering up to 5 bedrooms
- Ample parking and garage
- Beautiful south facing garden
- Convenient location

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GUERNSEY'S ESTATE AGENT













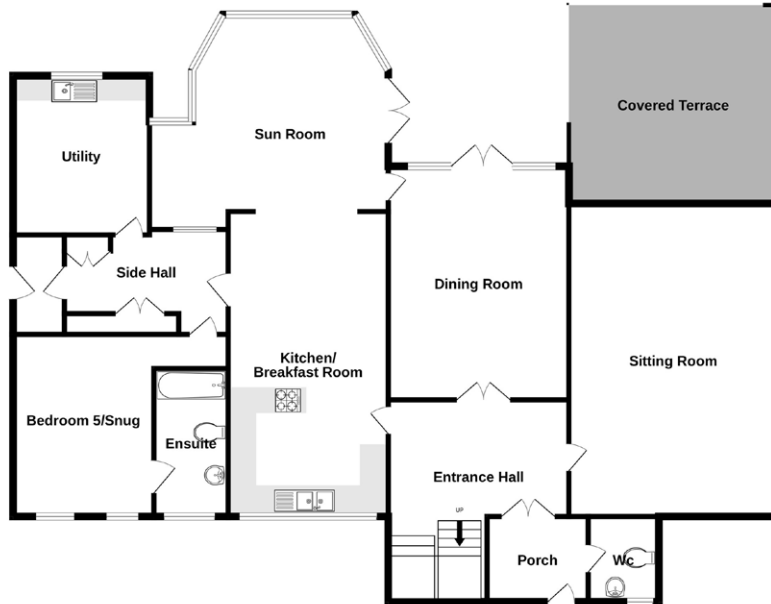




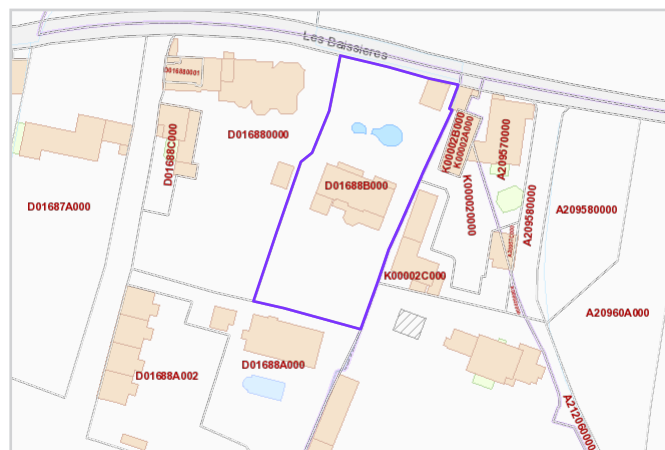
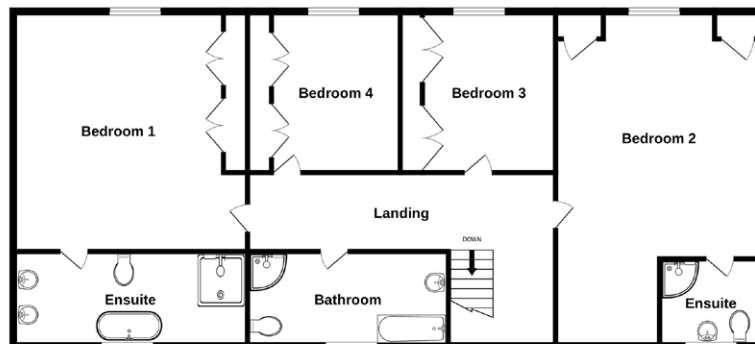


Floorplan

GROUND FLOOR



1ST FLOOR



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Entrance porch

6'4 x 5'3 (1.9m x 1.6m)

WC

6'10 x 3'5 (2.1m x 1m)

Entrance hall

12'10 x 9'9 (4m x 3m)

Sitting room

23'10 x 15'9 (7.3m x 4.8m)

Dining room

18'2 x 12'10 (5.5m x 4m)

Kitchen

25' x 12'2 (7.6m x 3.7m)

APPLIANCES

- 5 ring Neff induction hob
- Elica extractor fan
- Neff combi oven and standard oven
- Neff dishwasher
- Neff fridge freezer

Garden room

18'2 x 15' (5.5m x 4.6m)

Side hall

12' x 8' (3.7m x 2.4m)

Utility

12' x 11'7 (3.7m x 3.6m)

APPLIANCES

- Miele washing machine
- Miele tumble dryer
- LG fridge freezer

Side lobby

5'7 x 5'6 (1.7m x 1.7m)

Bedroom 5/snug

18'5 x 15'10 max (5.6m x 4.8m)

En-suite bathroom

11'1 x 5'5 (3.4m x 1.7m)

FIRST FLOOR

Landing

12'11 x 11'3 (4m x 3.4m)

Bedroom 2

24'6 x 15'10 (7.5m x 4.8m)

En-suite bathroom

7'2 x 6'9 (2.2m x 2m)

Bedroom 4

12'10 x 11'3 (4m x 3.4m)

Bedroom 3

13' x 11'10 (4m x 3.6m)

Bathroom

13' x 6'9 (4m x 2m)

Bedroom 1

18' x 14'3 (5.5m x 4.4m)

En-suite bathroom

18'2 x 6'9 (5.5m x 2m)

EXTERIOR

A tarmac driveway providing ample parking leads to the front of the property and continues around the pond and to the garage. There is side access to each side of the main house leading to the south facing enclosed rear garden – to one side is a clothes drying area and wooden garden shed. The rear garden is laid to lawn and bounded by mature planting, complete with two apple trees. A restored pergola with water feature to the front provides an additional shade sitting area. To the rear of the property is a paved area perfect for alfresco dining, and a further covered terrace area complete with log burner.

Garage

21'5 x 16'11 (6.5m x 5.1m)

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

Services: Mains electricity and water, mains drainage, oil fired central heating, gas bottles for fire in snug/bedroom 5, electric under floor heating in kitchen and garden room, hard wood double glazing – all of which has been replaced within the last few years.

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