



# Apartment 5

28 Le Bordage, St Peter Port, GY1 1DE

# £235,000

LOCAL MARKET

SOLE AGENT

This second and third floor apartment is situated in the heart of St Peter Port, just moments from the main financial and shopping areas.

Well suited to first time buyers and investors, the accommodation comprises a lounge/diner, separate kitchen, shower room and bedroom on the top floor.

Surrounded by on street parking and with no service charge, Apartment 5 is a super opportunity for those looking to get their foot on the property ladder.

## Key facts



- Second and third floor apartment
- Central St Peter Port location
- 1 bedroom
- On street parking in immediate area
- Super starter home or investment

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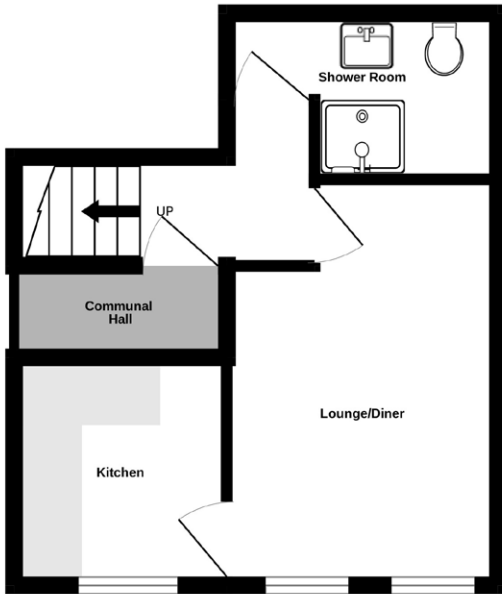
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GUERNSEY'S ESTATE AGENT

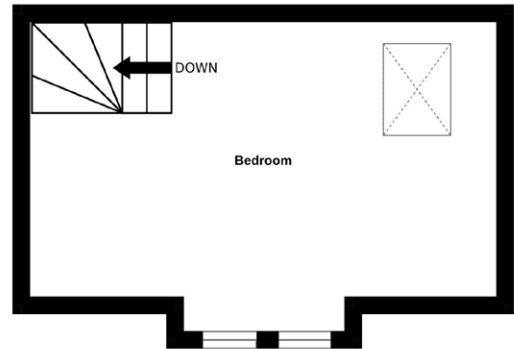


# Floorplan

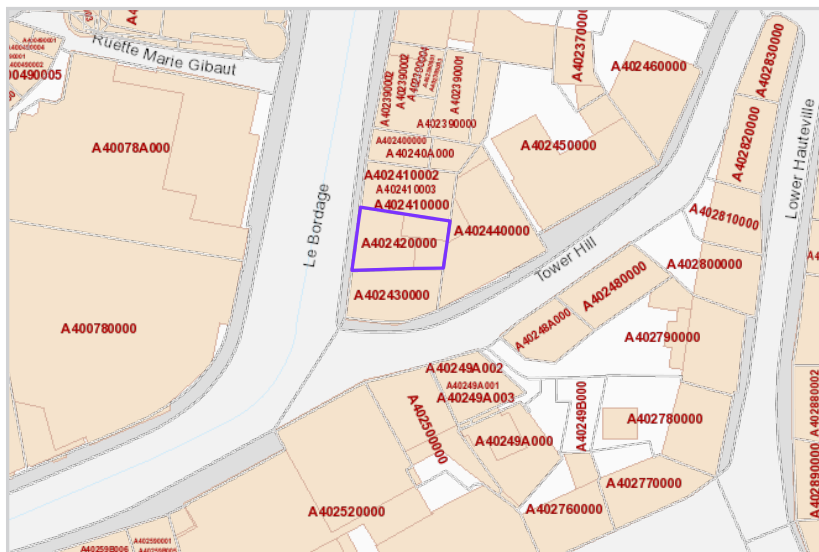
2ND FLOOR



1ST FLOOR



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## SECOND FLOOR

### Entrance hall

8'5 x 2'6 (2.6m x 0.8m)

### Lounge/diner

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

### Kitchen

7'8 x 7'1 (2.4m x 2.1m)

#### APPLIANCES

- Indesit washing machine
- Hoover fridge freezer
- AEG oven & extractor fan
- Slimline dishwasher
- Microwave

### Shower room

5'8 x 5'4 (1.7m x 1.6m)

## THIRD FLOOR

### Bedroom

17'x x 10'9 max (5.2m x 3.3m)

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

**Services:** Mains electricity and water, mains drainage, electric heating, upVC double glazing.

**Perry's ref:** 5 K9

**what3words:** massing.flute.loads

**TRP:** 68

## CONTACT OUR LOCAL MARKET TEAM



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