



Hunt Estates

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3 Albermarle Apartments
Grouville, Jersey

Occupying an enviable seafront position along La Grande Route des Sablons, this immaculately presented two bedroom apartment offers approximately 1,100 sq. ft. of beautifully maintained accommodation, a large private terrace and the rare benefit of direct private access onto the beach.

The apartment is approached through a welcoming entrance hallway, with a door separating the accommodation from the main communal entrance hall, providing an additional sense of privacy. At the heart of the home is a sleek, minimalist fully fitted kitchen, complemented by a generous lounge and dining area. Triple glazed doors and windows open directly onto the terrace, allowing plenty of natural light while making the most of the property's coastal setting.

There are two generous double bedrooms. The principal bedroom features floor-to-ceiling fitted wardrobes, a spacious ensuite bathroom with bath, and direct access onto the terrace through triple glazed doors. A second double bedroom and separate house shower room complete the accommodation.

Externally, the large rear terrace provides an exceptional space for summer dining, entertaining or simply relaxing while enjoying the coastal surroundings. From here, private access leads directly onto the beach, with far-reaching views towards Gorey Castle and a wonderful vantage point from which to watch the dramatic tides reveal Grouville's famous oyster beds.

To the front of the property are two allocated parking spaces together with three visitor spaces. There is additional storage to the side of the apartment, along with a further useful area to the front which could be utilised for additional storage or as a small seating area.

The location is equally impressive. The Seymour Pub is approximately 70 metres away, while the property sits directly on the popular No. 1 bus route. The Royal Jersey Golf Club is further along the bay, with Gorey Village and Harbour offering an excellent selection of restaurants, cafés, pubs and local shops, all beneath the historic Mont Orgueil Castle.

Offering approximately 1,100 sq. ft. of accommodation, generous outside space, excellent parking and direct access to the beach, this is a superb coastal home in one of Jersey's most desirable seaside locations.

Please contact us today to arrange a viewing.

INFORMATION

Mains water and mains drains

Electric heating

Double glazed at the front and triple glazed to the rear

Parking allocated for two cars and three visitors

Service charge - £150.00pcm which includes building insurance, water, electricity for communal areas, exterior repainting

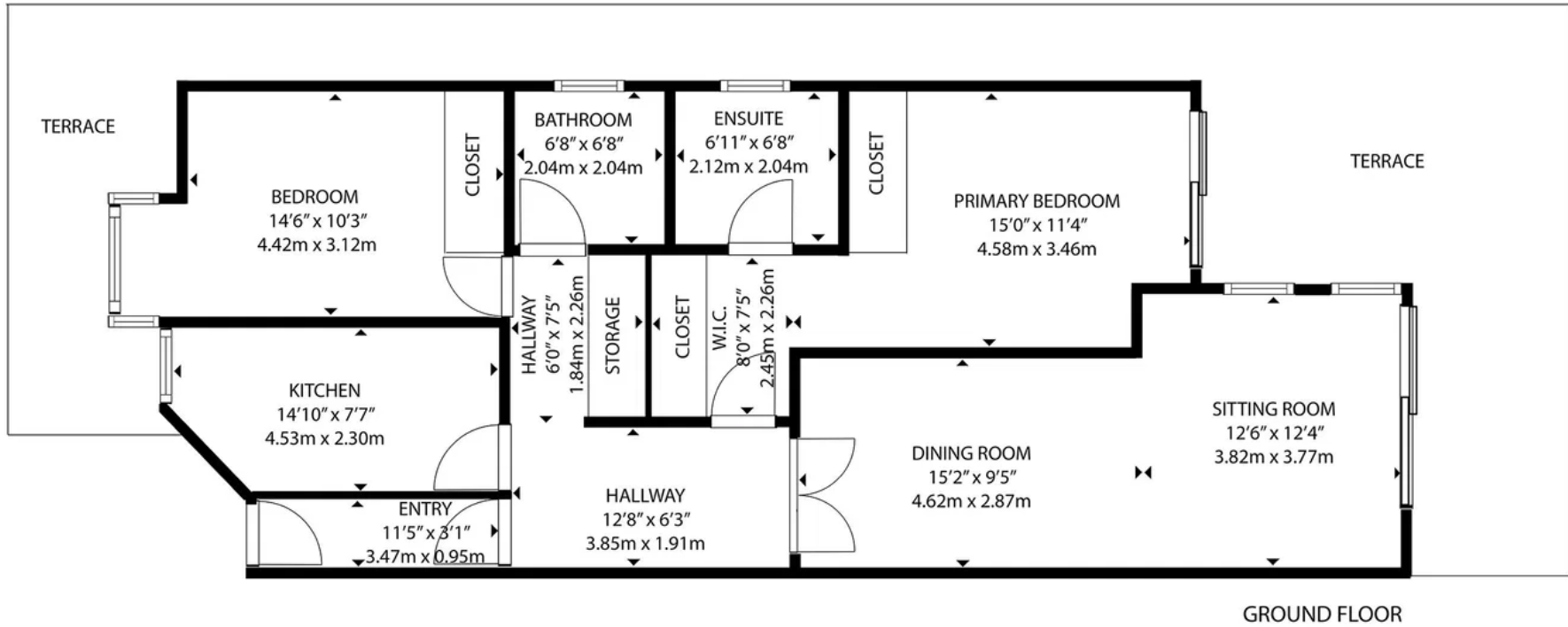












GROSS INTERNAL AREA
GROUND FLOOR: 1036 sq. ft, 96.2 m²
TOTAL: 1036 sq. ft, 96.2 m²

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

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