

ANGELAND, GRANDES ROCQUES ROAD, CASTEL
£2,200PCM



- Superb beach front location
- New Build
- Contemporary design
- Supremely well appointed
- Three bedrooms
- Low carbon-footprint
- Garden
- Parking for Four
- Stylish and modern
- TRP 143
- Perry's 8 B2
- Ref R0206



Located a short distance from Grandes Rocques bay this stunning property exudes quality and style. Situated on a private driveway and distanced from the road it offers modern contemporary living in a desirable location. There are three double bedrooms and spacious reception areas with ample storage. The kitchen and bathrooms are of the highest quality and thoughtfully designed. The property additionally offers parking for four vehicles and a low-maintenance garden/patio. **Available Early December 2019.**

Accommodation: Entrance hall, Three bedrooms (master en-suite), family bathroom, kitchen, lounge, utility room, cloakroom, parking and garden.

ANGELAND



Tel: 01481 711112
Mobiles: 07781 106040 (David Ingrouille) or 07781 106050 (Dave Sinclair)
www.guernseyrentals.gg
Guernsey Rentals Ltd, Company Number: 39270

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Room Dimensions

Entrance Hall:	13'4" x 5'8" + 6'10 x 3'
Cloakroom:	6'10' x 3'3"
Airing/Plant Room:	7'2" x 2'2"
Kitchen:	15'3" x 10'4'
Lounge:	23'6" x 20'
Landing:	12' x 3'3"
Master Bedroom:	21'4" x 10'6"
En-Suite:	8'3" x 8'3"
Bathroom:	8'11" x 7'2"
Bedroom 3:	13'11" x 8'9"
Bedroom 2:	12'7" x 10'5"

Appliances

Integrated Teka Fridge
Integrated Teka Freezer
Integrated Teka Dishwasher
Kuppersbusch oven and microwave
Ceramic Induction Hon
Full underfloor heating.

Lease Terms/Notes

Minimum 12 month lease, preferably longer.
No smoking within the property.
Credit Checks will be performed at our cost.
Employers reference and salary details required.
Personal references may be requested.
Deposit of one-month rent and monthly rental payable in advance.
Guarantor may be sought.
Pets by negotiation
Available Early December 2019.

Viewing: Strictly through ourselves, Guernsey Rentals, the Landlords agents.
Included in rental: Carpets, curtains, light fittings and appliances where listed.

Please note whilst every care is taken in preparing these details, we cannot guarantee their accuracy nor do they form a contract or part thereof

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