



## 4 Balleine Close

JERSEY



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### TYPE

 House

### BEDROOMS

 3

### BATHROOMS

 1

### RECEPTIONS

 1

### PARKING

 4

## About this Property

Tucked away in a quiet residential road, this well-presented family home occupies a desirable corner plot alongside neighbouring agricultural land, offering an open outlook and a real sense of space. The property is neatly maintained and provides excellent family living, with a single garage, parking for up to three cars, and a south-west facing enclosed garden enjoying plenty of sun, ideal for relaxing or entertaining. Internally, the home is bright and well laid out, featuring a welcoming entrance hall, a striking glass-panelled staircase, and a useful ground floor cloakroom. The sitting room overlooks the garden with direct access outside, while the kitchen is well fitted with modern units, integrated appliances, space for dining, and access to the side garden. Upstairs offers three well-proportioned bedrooms, including two doubles and a generous single, along with a modern house bathroom. Additional benefits include an airing cupboard and attic storage.

FOR SALE

**£685,000**

### Book a viewing

01534 879787

hello@sломans.co.uk

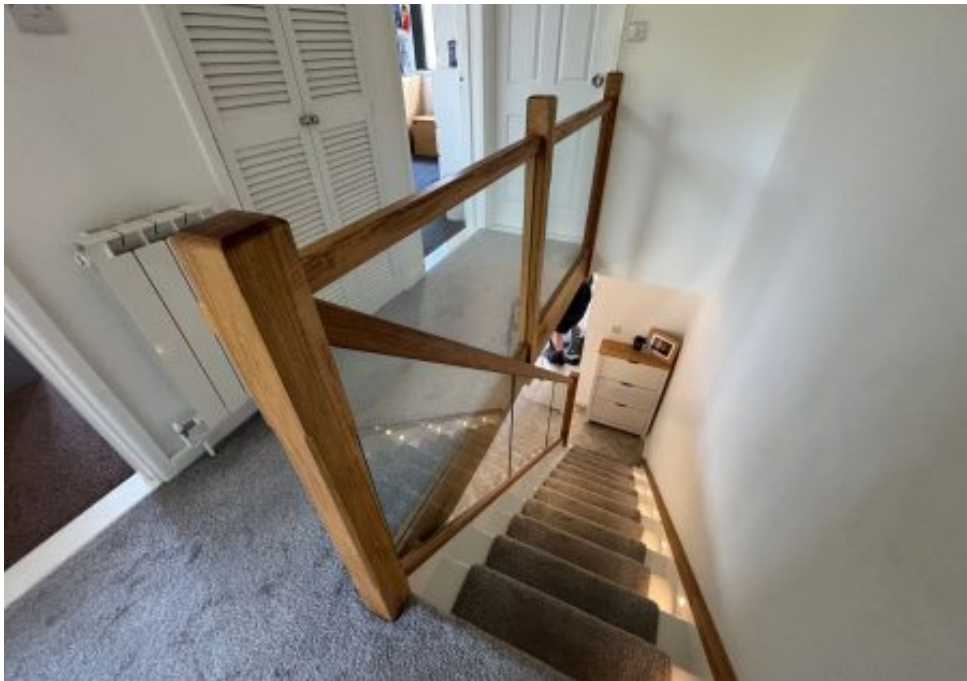
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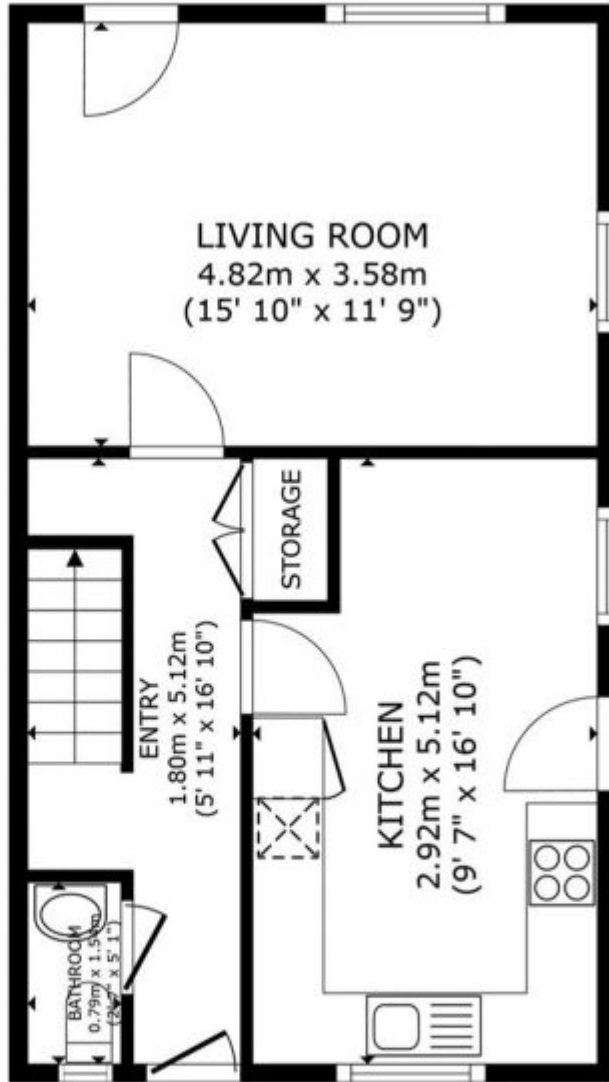
## **Key Features**

- ✓ Semi detached family home
- ✓ Immaculate condition
- ✓ Three bedrooms 1 bathroom
- ✓ Rural aspect
- ✓ Single garage plus 2/3 extra spaces
- ✓ South west facing safe enclosed garden

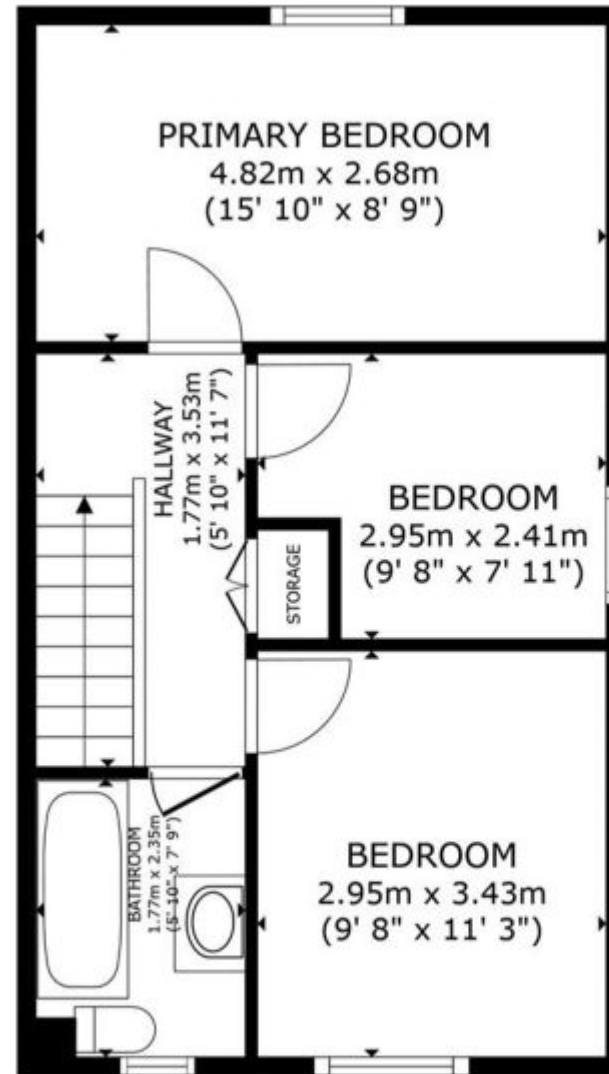








FLOOR 1



FLOOR 2

GROSS INTERNAL AREA  
 FLOOR 1 42.4 m<sup>2</sup> (456 sq.ft.) FLOOR 2 42.1 m<sup>2</sup> (453 sq.ft.)  
 TOTAL : 84.5 m<sup>2</sup> (909 sq.ft.)  
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.





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## Book a viewing

**Contact us directly to schedule your viewing**

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**Anti Money Laundering Regulation:** Once an offer is accepted and negotiations for the purchase of a property are entered into, the prospective purchasers will be asked to produce photographic identification (passport or driving licence) and proof of residency documentation eg, a current utility bill together with confirmation of source of funds. This is in order for us to comply with the current Money Laundering Legislation