



Maillard  
& Co

£ 795,000

Beehive Cottage, Old St Johns Road

For Sale



“Confidential Listing - Complete Renovation  
Required”

3

Bedrooms

3

Receptions

2

Bathrooms

For Sale

## Property features

Renovation Project

Detached Cottage

Possible Potential for Two Units

Garden and Parking

## Property details

Confidential Listing - Complete Renovation Required

CASH BUYERS ONLY

This detached cottage sits quietly on the outskirts of St Helier with easy access to town and the local schools.

The property has been completely stripped out and is now ready for the new owner to remodel and refurbish to suit their individual requirements.

Scope exists to renovate the existing 3 bedroom bedroom dwelling or there is potential to split the property to form 2 dwellings, subject to Planning permission.

There is a south facing garden to the front of the property and parking for 3 cars on the hardstanding.

This is a great opportunity to create a fabulous family home or small development and cash buyers are sought for this purchase

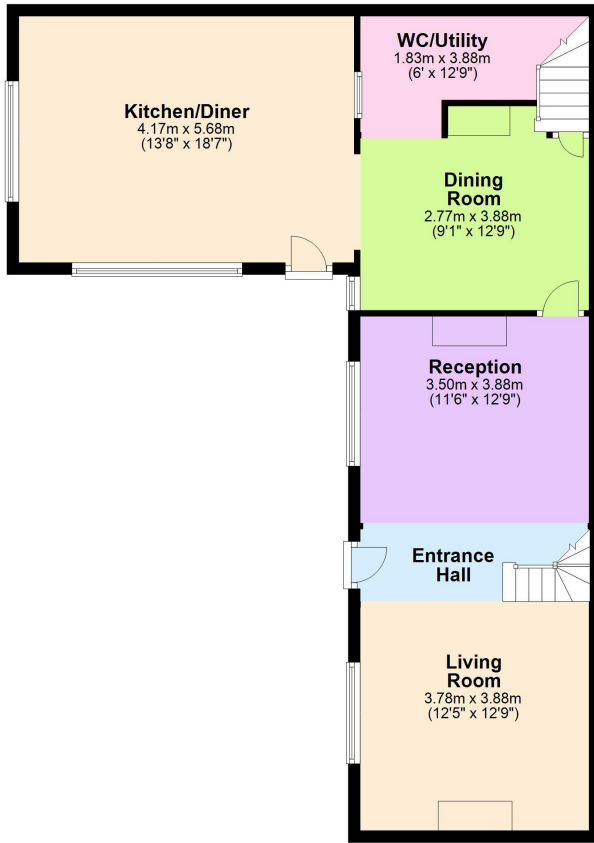
## Disclaimer

Please call Maillard & Co on 880 880. Please note that all areas and measurements given in these particulars are approximate and rounded. The text, photographs and floor plans are for general guidance only.

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.

### Ground Floor

Approx. 76.4 sq. metres (822.6 sq. feet)



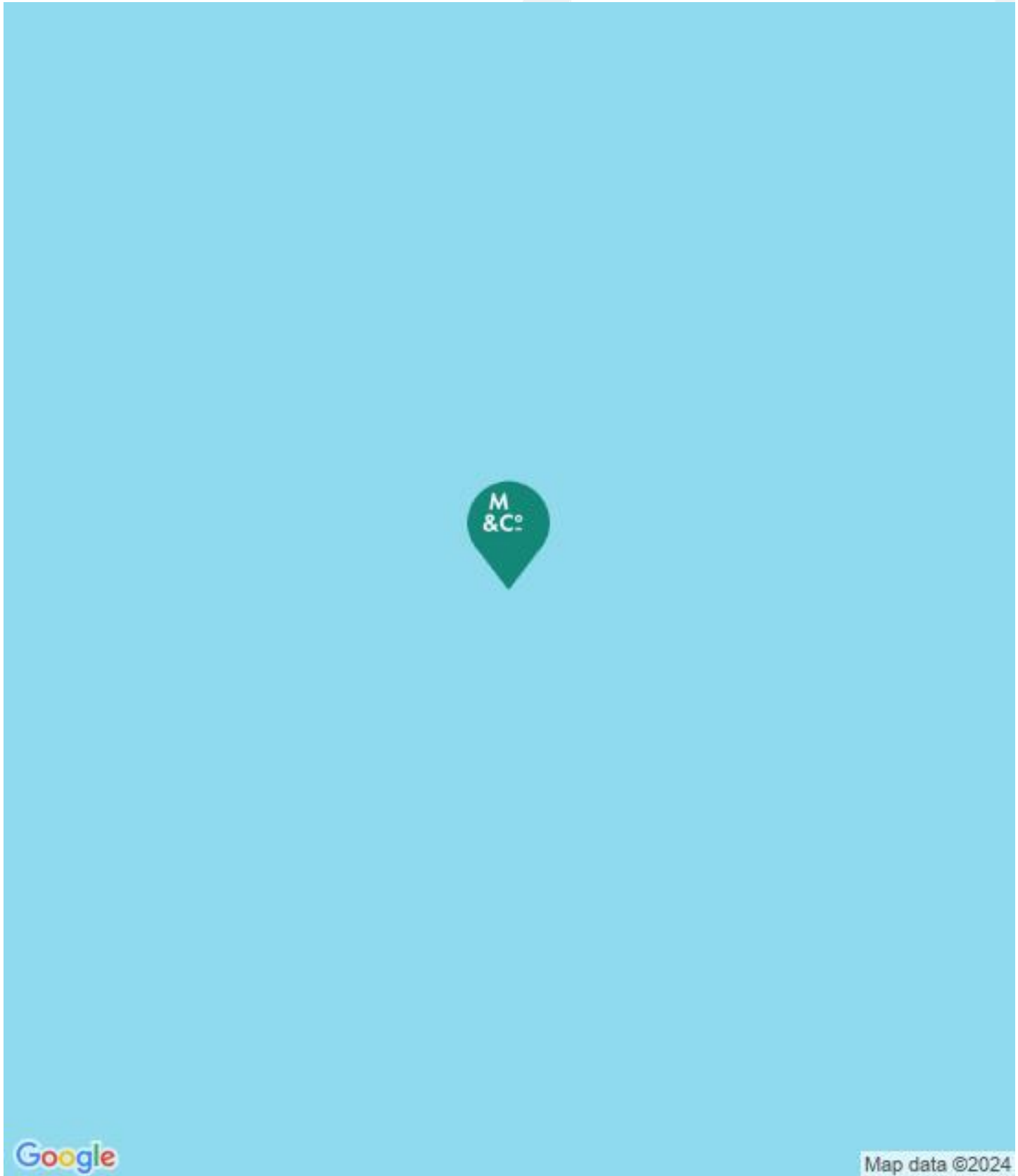
### First Floor

Approx. 44.8 sq. metres (482.3 sq. feet)



Total area: approx. 121.2 sq. metres (1304.9 sq. feet)

These particulars whilst we believed to be accurate are set out for general guidance only. Floor plans, where included are intended for reference only and are not drawn to scale. Neither constitutes any part of a formal offer or contract. Purchasers should not rely upon them as statements of representation of fact, and must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. We have not tested any apparatus, fixtures, fittings or services at the property. Interested parties must undertake their own investigation into the operation of any such items.  
Plan produced using PlanUp.





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