



Maillard  
& Co

£ 735,000

11 Ville au Roi, Rue de Trachy

For Sale



“A lovely three-bedroom family home - Early viewing is highly recommended.”

3

Bedrooms

2

Receptions

2

Bathrooms

For Sale

## Property features

Family 3 bed home with garage and parking

Seaviews

Above St Andrews Park

mature garden and garden shed

Garage and 2 parking spaces



## Property details

A lovely three-bedroom family home offering spacious and comfortable living throughout, complete with a garage and private parking. Ideally suited for modern family life, this attractive property combines practicality with charm and is conveniently located close to local amenities, schools and transport links. Early viewing is highly recommended.

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Located above St Andrews park.

### Measurements

Kitchen- 5.67 x 2.43 m

Living Room- 5.68 x 4.58 m

Dining Room- 4.46 x 3.07 m

WC- 0.89 x 1.69 m

Master Bedroom- 3.99 x 4.09 m

Bedroom 2- 3.99 x 3.00 m

Bedroom 3- 1.99 x 2.84 m

Bathroom- 2.47 x 1.68 m

## 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

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together with confirmation of source of funds. This is in order for us to comply with the current Money Laundering Legislation.

# For Sale



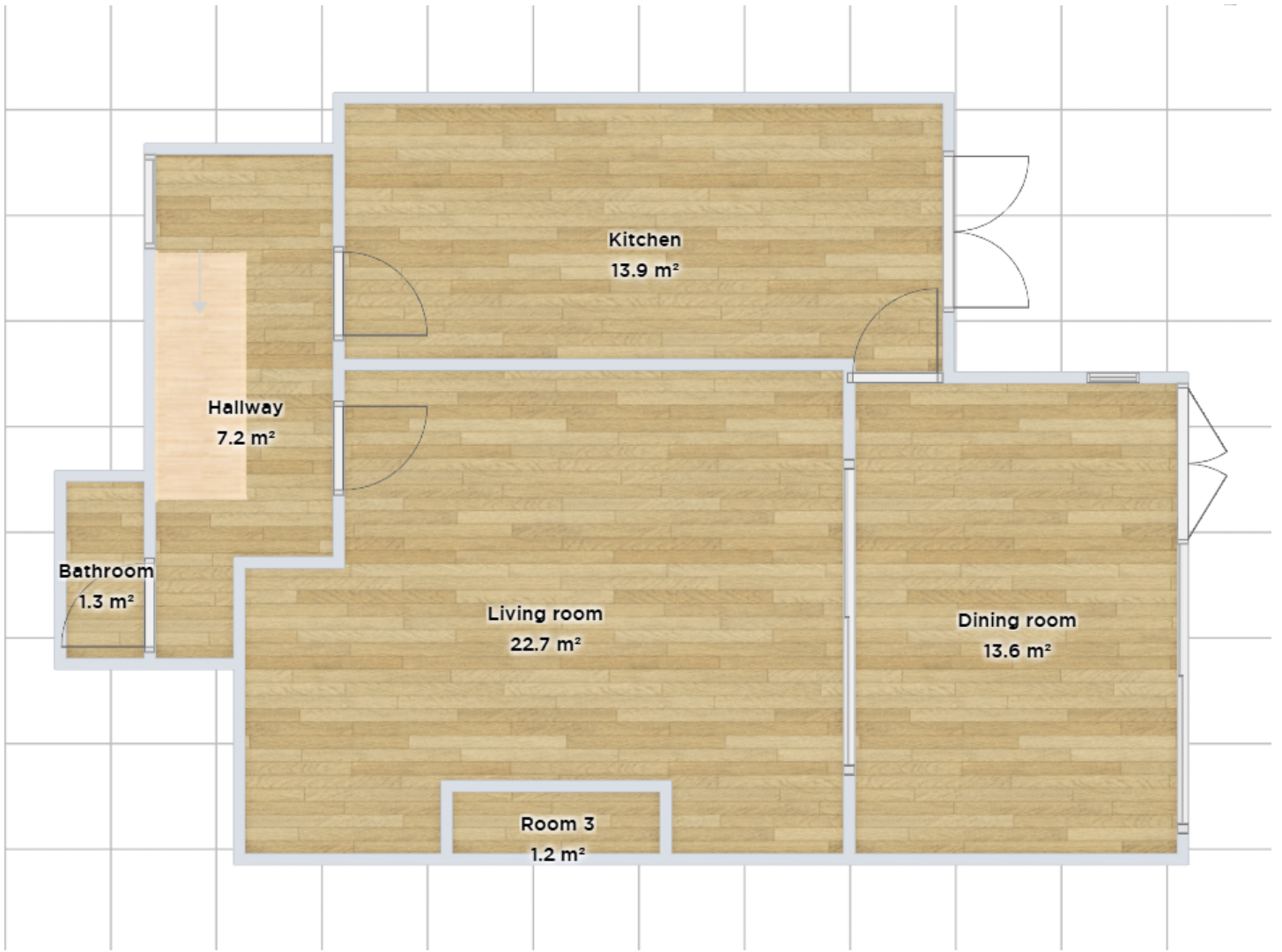


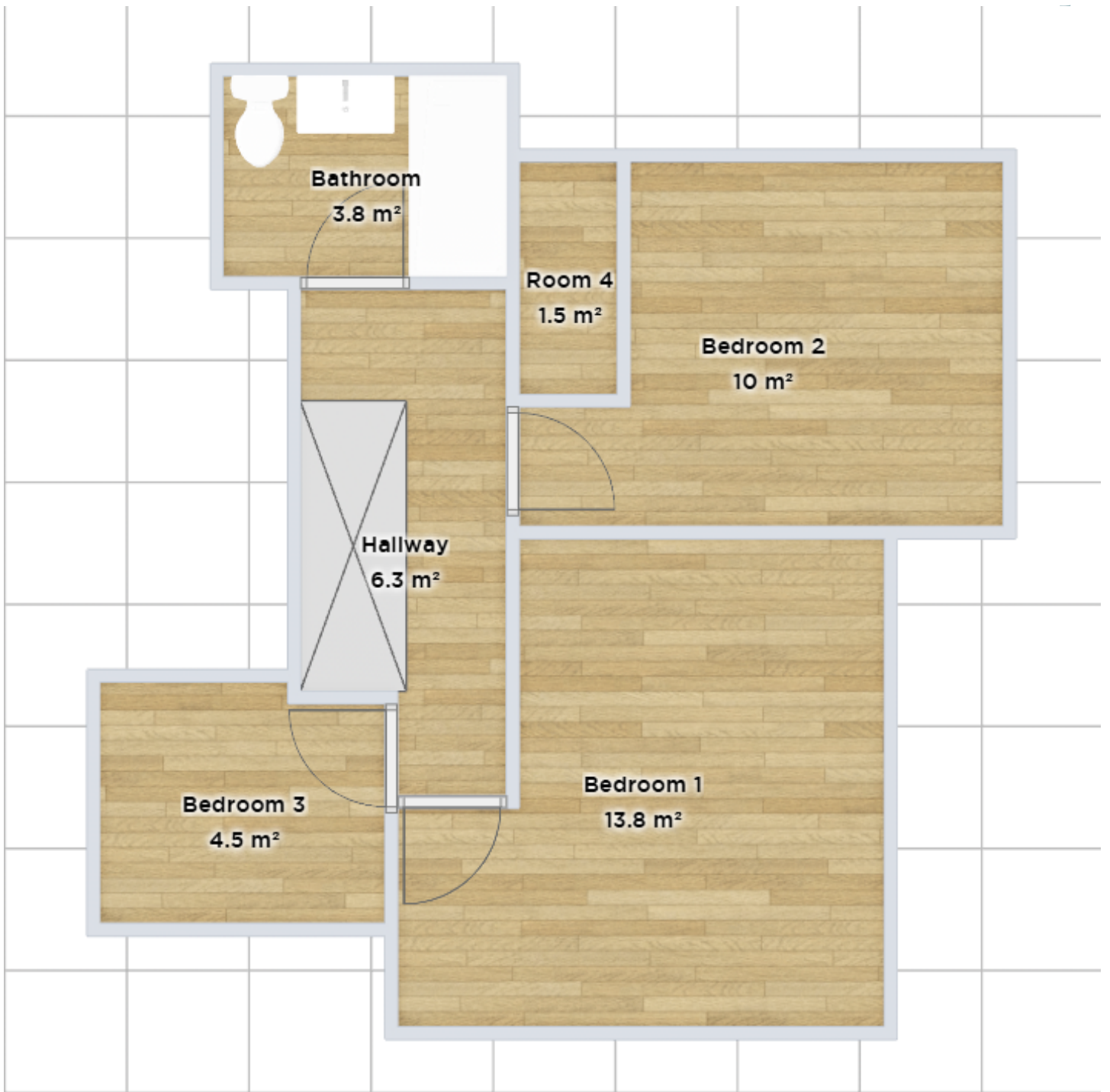


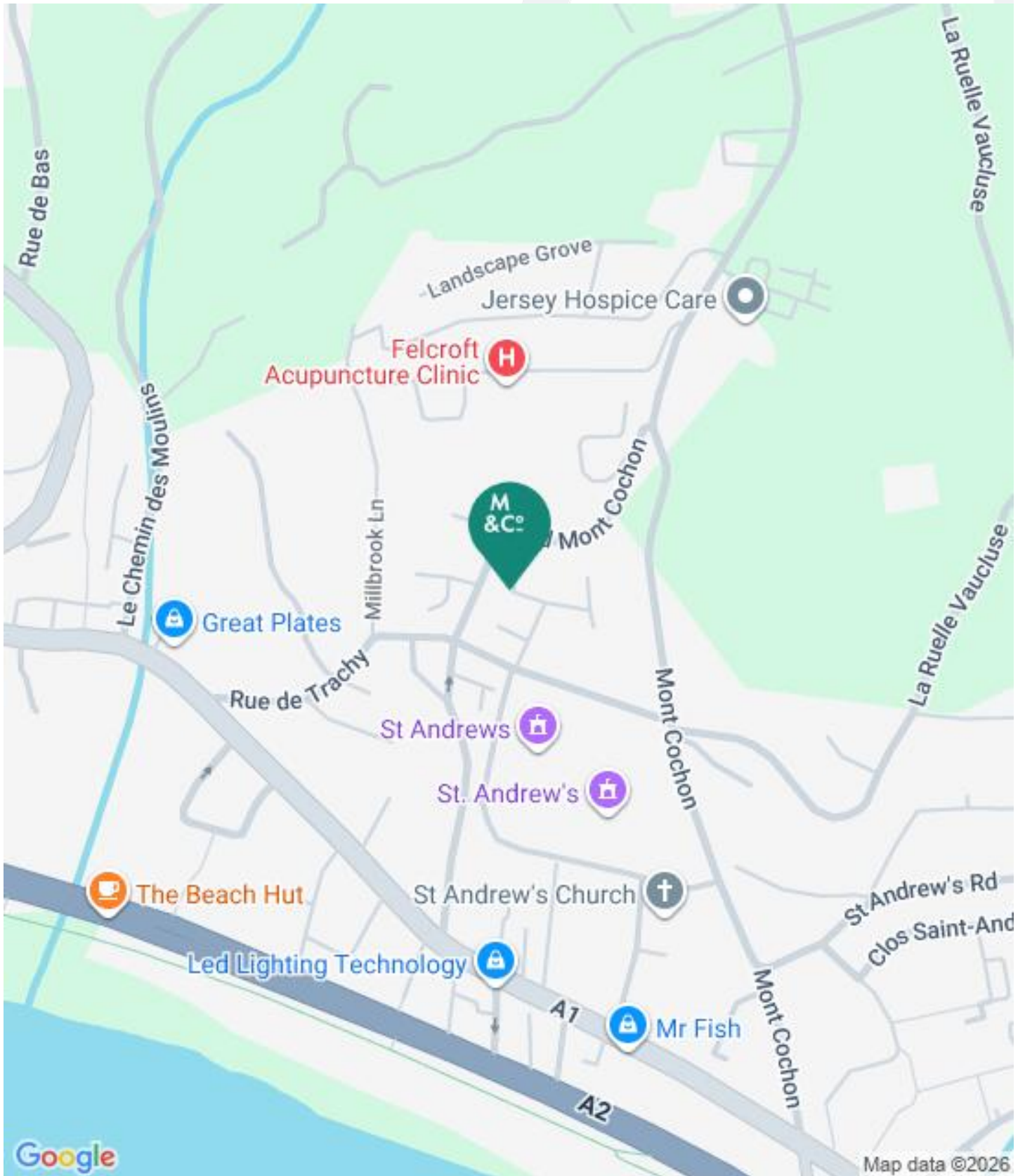












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