



Noir Houmet, Platte Saline, Alderney
€875,000

*Distinctive
Collection*





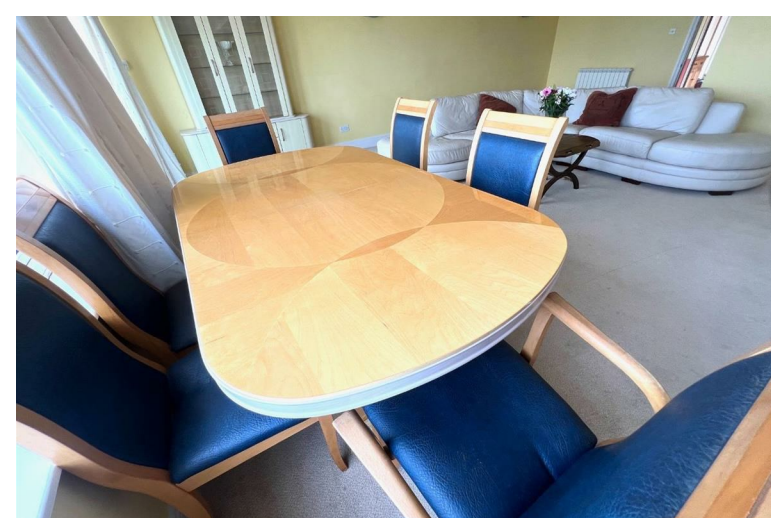
Noir Houmet

A wonderful opportunity to purchase a dream home by the sea, literally 50 yards from the beach !

The house is front line on Platte Saline beach, which benefits from the most amazing sunsets of an evening.

The home has four bedrooms and two bathrooms, with 2,740 sqft of space the house has the benefit of very large rooms throughout. The ground floor consists of a large open plan dining room and snug, a further spacious lounge, leading into a large open plan dining room and fully fitted kitchen, and into a rear entrance with a shower room, and entrance into an annexe with a large lounge and a double bedroom, there is also an integral double length garage.

Front line location ! Right on the beach front, with fabulous sea views out across the beautiful bay of Platte Saline and the island of Burhou.



The first floor consists of an amazing master bedroom with fitted wardrobes and a vaulted ceiling, a further two double bedrooms and a single bedroom, a house bathroom, and a second bathroom. The house has a large rear garden, South facing so benefits from the sun all day and is private and secluded, The house is in a front line position and has amazing views across the beach of Platte Saline.









General Information

Tenure: We believe the property to be Freehold. The agent has not checked the legal status of the property. The purchaser is advised to obtain verification from their legal advisers.

Mains water, gas and electricity are believed to be connected to the property. We believe the property to be freehold. The agent has not checked the legal status to verify the freehold status of the property.

The purchaser is advised to obtain verification from their legal advisers. Fixtures & Fittings Only those mentioned within these particulars are included in the sale price. Viewing Strictly by appointment through the Agents All electrical appliances mentioned within these sales particulars have not been tested.

All measurements believed to be accurate to within three inches. Photographs are reproduced for general information only and it must not be inferred that any item is included for sale with the property.

All photographs are taken with a wide angled lens Whilst we endeavour to make our sales details accurate and reliable they should not be relied on as statements or representations of fact, and do not constitute any part of an offer or contract.

The seller does not make or give, nor do we, or our employees, have authority to make or give, any representation or warranty in relation to the property.

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Please contact the office before viewing the property. If there is any point that is of particular importance to you, we will be pleased to check the information for you and to confirm that the property remains available.

This is particularly important if you are contemplating travelling some distance to view the property. We would strongly recommend that all the information, which we provide, about the property is verified on inspection and also by your conveyancer.