

**SARK  
ESTATE  
AGENTS**



ESTABLISHED 1970

PROPERTY DETAILS

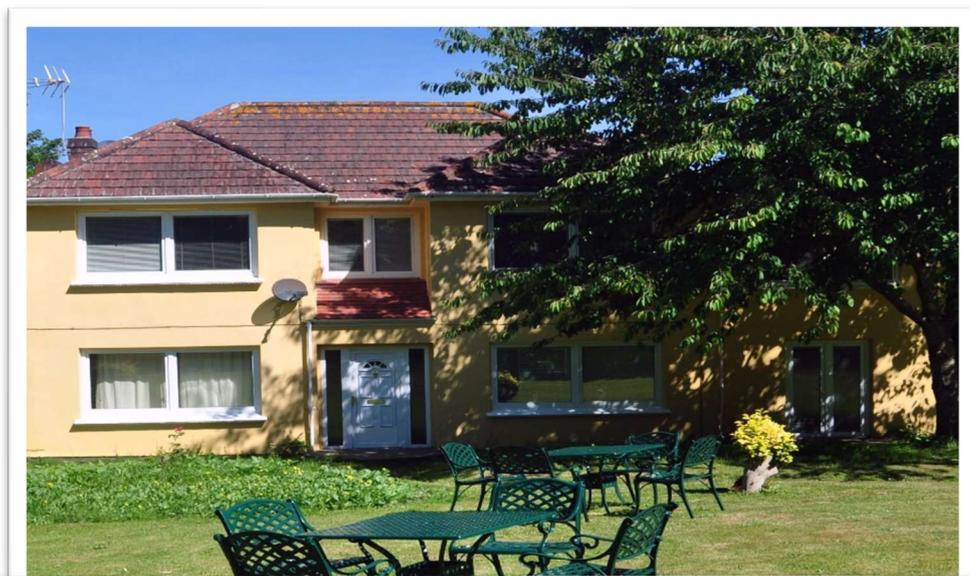


AGENTS FOR

# DOULIEU FIRST FLOOR EAST

**SARK**

**OPEN MARKET RENTAL**



Price: £15,000 per annum

First floor apartment set amongst communal gardens

2 bedrooms

1 bathroom

Fitted kitchen/dining room/lounge

Rural location

Annual renewal terms

Immediate possession



Douliou Apartments comprise of a small block of four light and airy apartments set in their own private communal gardens in an enviable setting close to La Moinerie Hotel and La Seigneurie, yet within an easy cycle ride or 10-minute walk to the Harbour Hill transport system and the main village. St Peters Church, the Island Hall and local school are a short stroll away, whilst a meander through La Rondellerie tenement will take you to spectacular panoramic sea views towards Guernsey and Herm. Douliou First Floor East Apartment is in good order throughout and is well presented with a fitted kitchen and optional furnishings, providing an ideal low-maintenance island base. The communal gardens at Douliou Apartments are laid to lawn with flowering and shrub borders, flanked by mature trees and bushes.

### Entrance Hall

After arriving at the apartment via the ground floor front door and coming up the staircase, there is an entrance hall which principally offers access to the sitting room and bathroom before leading off to another hall accessing the two bedrooms and kitchen.

### Sitting room - 3.9 x 3.5m/12'10" x 11'6"

The sitting room has a large south-facing window providing ample natural light. Fully carpeted throughout and with plenty of built-in storage space.



### Bathroom

With a north-facing window, fully tiled walls and floor, a radiator, a white bathroom suite comprising of wash basin, a bath with shower over and WC.

### Master Bedroom - 3.6 x 3.6m/11'10" x 11'10"

The principal bedroom has a large south-facing window providing ample natural light. Fully carpeted throughout, with radiators, downlights and plenty of power sockets.



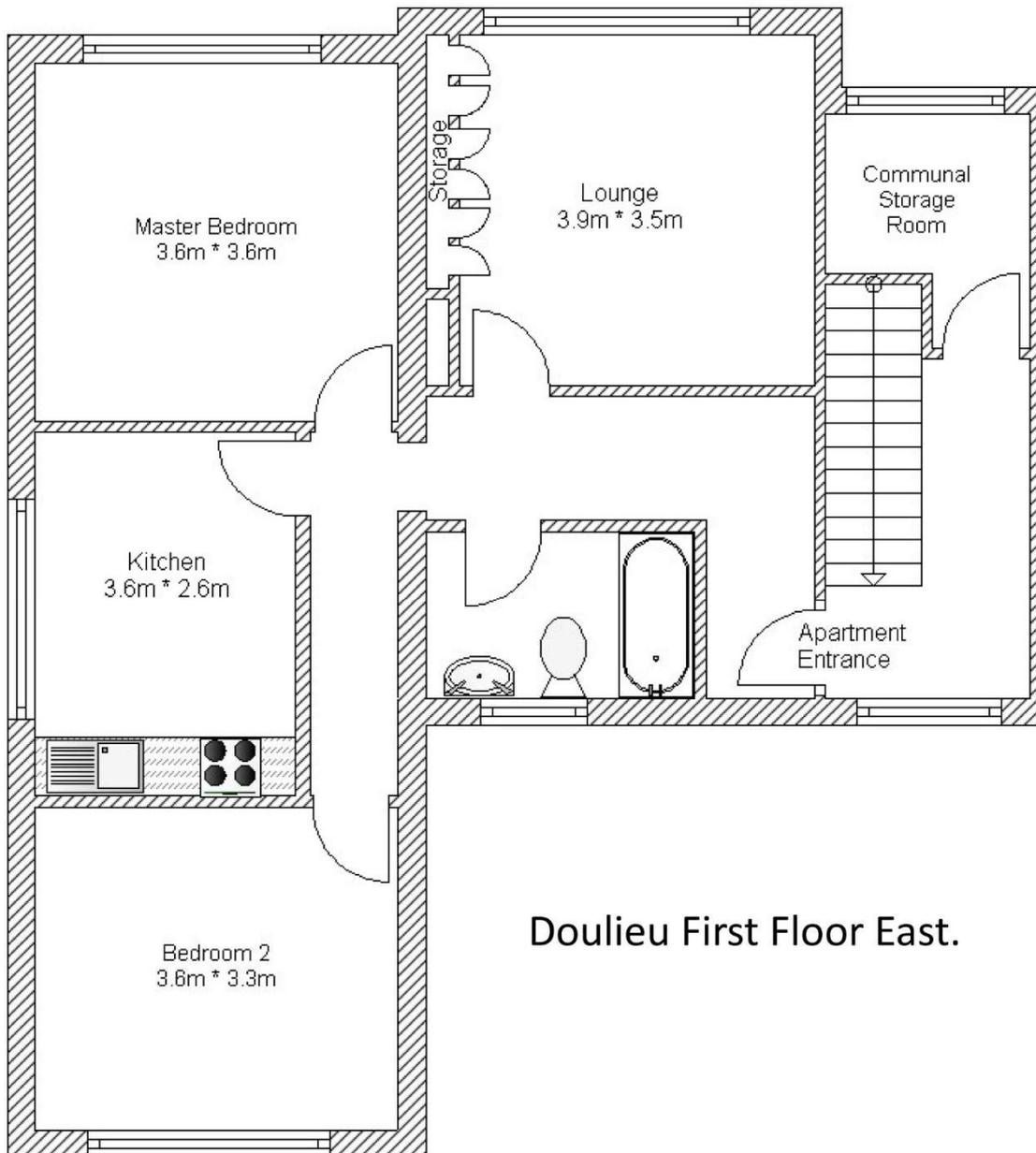
### Kitchen - 3.6 x 2.6m/11'10" x 8'6"

With an east-facing window, tiled floors, overhead lights, a wide range of modern floor and wall kitchen units with work surfaces and splash backs including a stainless-steel sink and drainer, washing machine, under counter fridge with compartment freezer, electric 4-ring hob and cooker, and other related items. There is plenty of space for a dining table and chairs.



**Bedroom 2 - 3.6 x 3.3m/11'10" x 10'10"**

The second bedroom has a large north-facing window providing ample natural light. Fully carpeted throughout, with radiators, downlights and plenty of power sockets.



**Doulieu First Floor East.**



## Services and details for Doulieu First Floor East

### Services

Mains electricity, oil-fired central heating and hot water, shared borehole and a modern sewage system.

### Term

Available to rent on a renewable annual basis.

### Property Tax

£496.00 per annum at the 2023 rate of £16.00 per quarter. The floor space of the property equates to 31 taxable Sark 'quarters'.

### Viewing

Strictly by appointment only through Sark Estate Agents as the Vendor's sole agents.

### Vacant Possession:

Immediate.

### Price:

£ 15,000 per annum o.n.o.



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