



## 14 York Street

St Helier, JE2 3RQ

**£1,200 Per month**



Entitled / Licensed - A lovely one-bedroom duplex flat situated in a quiet street in St Helier, with the added benefit of an outside courtyard for sole use.

Briefly comprises an open plan kitchen/dining/lounge with wood effect flooring, shower room, large double bedroom with floor to ceiling windows. Good size private courtyard for sole use.

Pet cat acceptable.

Available 1st December 2025



### Open Plan Kitchen/dining/lounge 18'4" x 10'5" (5.6 x 3.2)

Open plan kitchen/dining lounge room. Kitchen comprises, a range of high and low cream units plus shelving, and integrated appliances of 4 ring ceramic hob, stainless steel extractor hood, electric oven, refrigerator, dishwasher and washing machine. Wood effect flooring. Door to:

### Shower Room

Fully tiled. Comprising walk-in shower, WC and pedestal wash hand basin with mirror fronted bathroom cabinet above. Heated towel rail and Window to side.

### Stairs to 1st floor

With shelving to one side of the wall on the landing.

### Bedroom 14'5" x 10'5" (4.4 x 3.2)

Double bedroom with floor to ceiling windows. 2 wardrobes, shelving and fitted carpet, plus 2 wardrobes.

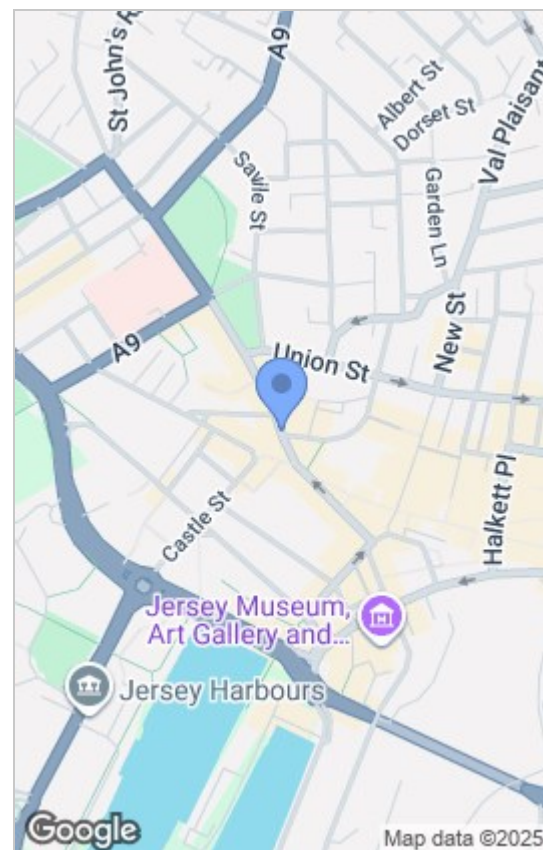
### Courtyard

Walled in safe and private courtyard with room for garden table and chairs.

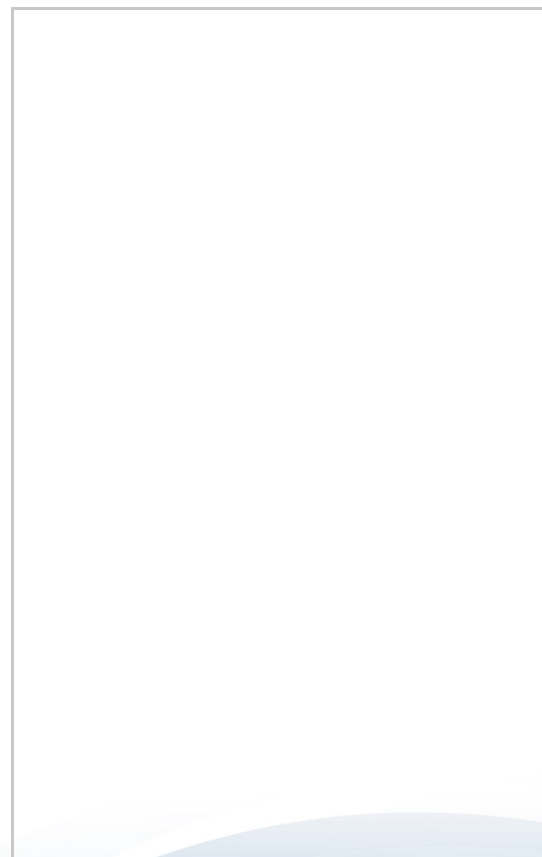
### Services

Double glazed, electric heating. Wired for Wifi.

### Area Map



### Floor Plans



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but 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.