



The Alnmouth, plot 144



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Trehenlis Gardens, Helston, TR13 8BN

Helston Town Centre 1.4 miles Porthleven 3.4 miles Falmouth  
11.8 miles

The Alnmouth, a 2 bedroom semi detached home, is a great first home if you're stepping onto the property ladder.

- 2 bedroom
- Open plan living area
- Family bathroom
- 10 year warranty
- EPC TBC
- Semi detached
- Downstairs WC
- Storage
- Freehold
- Council tax band TBC

Guide Price £249,995

## SITUATION

The energy-efficient two, three and four-bedroom homes in Helston offer the best of Cornwall living. Designed for modern life, each home includes clever, money-saving features as standard, so all you need to do is move in.

Helston is a welcoming community close to everyday essentials. From high-quality finishes to traditional-feel streets and wide-open green areas, Trehenlis Gardens is a thoughtfully designed development made for family living. This vibrant development will also include new cycle and foot paths perfect for staying active. Whether you're looking for a first home, more space for a growing family or a peaceful Cornish base, you'll find it here.



## DESCRIPTION

The Alnmouth is a great first home if you're stepping onto the property ladder. Make your mark on the open-plan living space and create a welcoming new home to come back to after a busy day. One of the bedrooms has all the storage space you'll need for your wardrobe and the other can easily double-up as a home office or guest room.

## OUTSIDE

This home benefits from allocated parking and a private rear garden.

## AGENT NOTES

Annual service charge will be payable.  
Some images may be CGI. Internal photos are provided to illustrate the high-quality finish and are taken from a similar property.

## VIEWINGS

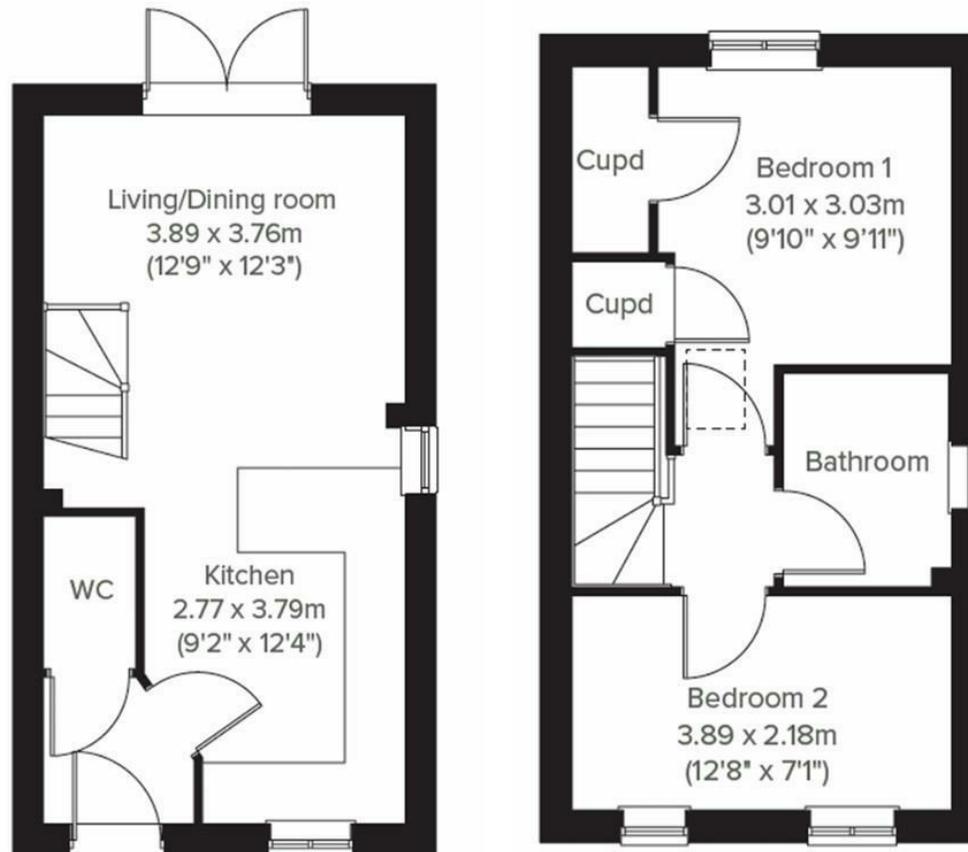
Strictly by prior appointment with Stags Truro office on 01872 264488.

## DIRECTIONS

Trehenlis Gardens can be located on the outskirts of Helston, on Clodgey Lane.

What3words: ///stiletto.hexes.bunks





IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.



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