

# *Philip Martin*

LETTINGS LIMITED



CAUSILGEY MANOR, TREGAVETHAN  
£1,350 PER CALENDAR MONTH

[www.philip-martin.co.uk](http://www.philip-martin.co.uk)

# MULLION CAUSILGEY MANOR, TREGAVETHAN, TRURO, TR4 9EP

A well presented end of terrace converted barn situated in a wonderful rural location on the outskirts of Truro and within the curtilage of Causilgey Manor. Dining room, kitchen, lounge with woodburner, 3 bedrooms and shower room and separate W/C. Enclosed courtyard garden, private lawned garden and parking. Water and sewage included within the rent - electricity invoiced by landlord. Pets Considered.

- Electric Heating and Woodburner
- Pets Considered
- Available Immediately
- Council Tax Band B
- Private Garden and Gravelled Patio
- Double Glazed Windows
- Parking
- Deposit £1557
- EPC C
- Available on an Assured Periodic Tenancy

DINING ROOM

KITCHEN

LOUNGE

SHOWER ROOM

W/C

BEDROOM 1

BEDROOM 2

BEDROOM 3

## CREDIT REFERENCES AND DEPOSIT

Prospective tenants will be required to complete an application form and if successful will have to pay a holding deposit equivalent to 1 weeks rent. At that stage we will carry out a credit reference and only once the referencing is successfully completed will the property be formally offered. Prior to occupation the balance of the first months rent and a deposit equivalent to 5 weeks rent will be payable.

## DIRECTIONS

From the B3284 turn take the minor road towards Tregavethan and then turn right towards Causilgey Manor following the signs. Once in the final section of the lane turn left where signposted Causilgey Barns.

### CONTACT US

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