

Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2



Floor 1 Building 2



Floor 0 Building 3

Approximate total area(1)

145.6 m²
1567 ft²

Reduced headroom

8.8 m²
95 ft²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Penzance

Asking Price £475,000





PRH Estate & Letting Agents

The accuracy of these particulars is not guaranteed nor do they form part of any contract. Applicants should verify details by personal examination and enquiry.

PRH is a trading name of PRH Lettings Limited. Registered office: 15 Alverton Street, Penzance, Cornwall, TR18 2QP. Registered in England No. 6667569

4 The Green Market, Penzance, Cornwall, TR18 2SH T: 01736 363816 E:mail@prhpenzance.co.uk

9 Trevarrack Road
Penzance
TR18 3DD

Asking Price £475,000

KEY FEATURES

- Spacious Family Home
- Four Bedrooms
- Self Contained Annexe
- Large Workshop/Garage
- Off Road Parking
- EPC Band D
- 20FT Living Room
- Recently Installed Kitchen
- Double Glazing
- Oil Central Heating

DIRECTIONS

Spacious and versatile four double bedroom family home which includes an annexe and a 26ft detached workshop. The property is situated in the heart of the very popular village of Gulval. The main house comprises 20ft living room and a recently fitted kitchen on the ground floor, on the first floor there are three double bedrooms and a bathroom. The attached annexe has a living room, kitchen, shower room and a double bedroom on the first floor. Outside there is a large gated courtyard which provides off road parking for 2 cars. Other benefits include oil fired central heating and double glazing. The property is located in the heart of the village which has a beautiful church, popular public house, School and a village hall. The local supermarket is a 5 minute walk away, and Penzance 15 minutes. The village is also on a local bus route which takes you in to Penzance bus station.

Freehold

Services, mains water and drainage, mains electric, oil central heating,
Council tax band C
EPC Band D

Ofcom suggests mobile phone coverage is available on most networks and that superfast broadband is available.

PRH Estate & Letting Agents






