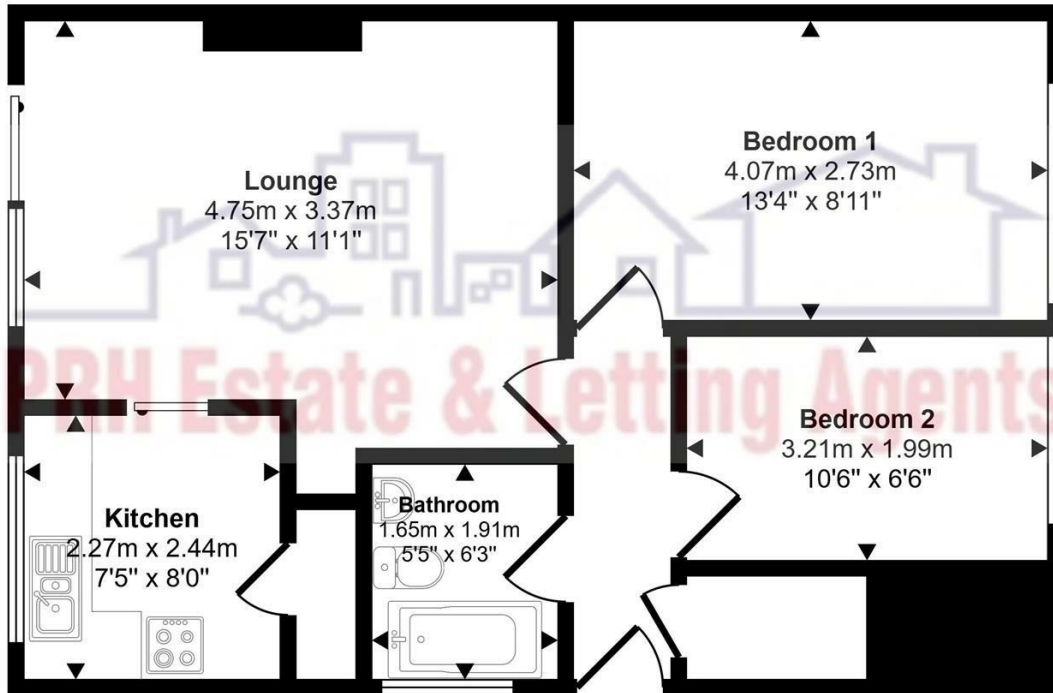


Approx Gross Internal Area
52 sq m / 560 sq ft



St. Ives

£110,000



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.

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2 Garth-An-Creet
St. Ives
TR26 2ER

£110,000

KEY FEATURES

- 999 year lease commenced in 1967
- Ground floor apartment in a block of 4
- Located in St Ives
- Garden to the front & Patio at the rear
- Mains Gas, Electric, Water & Drainage
- EPC E (53 75)
- Gas Central Heating
- Ofcom suggest Mobile coverage is good on most networks
- Ofcom suggest Superfast Broadband is available
- Mining Activity Present

DIRECTIONS

As you enter St Ives on the B3311 turn right onto Higher Stennack. Continue onto Chy An forth. turn left onto Parc An Creet and left again onto Garth An Creet where the Apartment is located on the left in the first block of 4.



A Renovation Project in the much-coveted town of St Ives

A two-bedroom ground floor flat with garden and patio, offering an exceptional opportunity for cash buyers.

This two-bedroom ground floor flat is located within a small block of just four properties. The property has a 999-year lease that commenced in 1967, and it is being sold as a blank canvas, ready for a full renovation. The next owner will have the exciting opportunity to modernise and redesign the interior to their own taste. The accommodation includes two bedrooms, a living area, a kitchen, and a bathroom. Mains gas, electricity, water, and drainage are all connected.

The Property and Its Grounds

The flat benefits from a private garden at the front and a private patio area at the rear. The other three flats in the block also have individual patio areas.

Please note: The property is available for cash buyers only due to the presence of an historic mine shaft located within the central patio area. This makes the property ineligible for a conventional mortgage.

Location

Situated in the highly sought-after seaside town of St Ives, the property is just a short stroll from the vibrant harbour, award-winning beaches, and a thriving arts scene. St Ives is renowned for its world-class galleries, independent shops, and excellent restaurants. Its stunning coastal scenery and golden sands make it a prime location for holiday rentals or permanent residence.

Summary

This flat presents a great opportunity for an investor or homeowner to acquire a property in a prime St Ives location at a reduced price. It is a unique chance to undertake a renovation and create a valuable asset.

Viewing is highly recommended to appreciate the potential this property offers.

