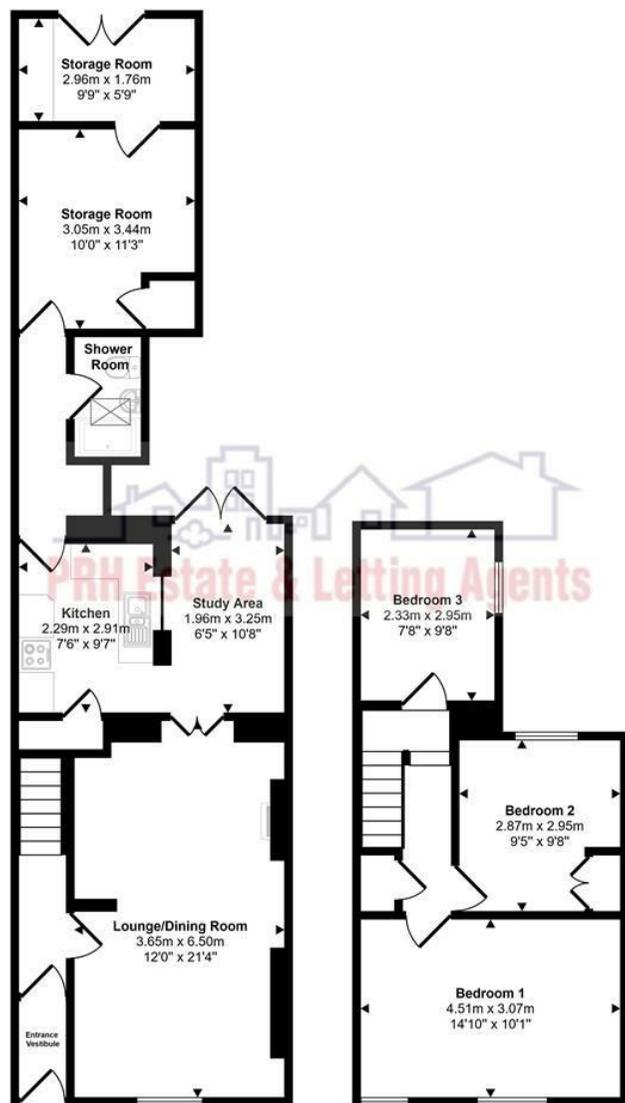


Approx Gross Internal Area
104 sq m / 1124 sq ft



Penzance

£335,000



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.

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

12 Redinnick Terrace
Penzance
TR18 4HR

£335,000

KEY FEATURES

- Situated on the sought-after seaward side of town
- An interconnected ground floor layout that maximizes the available space
- Multiple rooms including a study and office, perfect for home-working
- Ready for immediate occupation with no onward chain
- A traditional terrace with surprising depth and room count
- EPC E (49 80)
- TENURE: Freehold *** SERVICES: Mains Gas, Electric, water & Drainage *** HEATING: Gas Central Heating *** COUNCIL TAX: Band B *** EPC: E (49 80) *** Ofcom suggest Standard Broadband is available, there is FTTP and that Mobile phone coverage is good on

DIRECTIONS

From our office turn left onto Alverton Street and left again onto Morrab Road. At the lower Zebra Crossing turn right onto South Place Folly and continue onto Redinnick Place. Take the second turning on the right onto Redinnick Terrace where number 12 is located on the left hand side of the road.



Located in the heart of Penzance's historic seaward quarter, this traditional period home offers much more than meets the eye. The property features a cleverly extended ground floor with an open, flowing layout that links the various living areas, creating a sense of space and connectivity throughout.

The accommodation leads naturally from the initial dining area into the lounge, continuing through to a suite of versatile spaces including a study, office, and practical storeroom. This "room-to-room" flow makes the house incredibly adaptable; whether you need a dedicated workspace, a hobby room, or simply extra storage, the layout can be tailored to suit your lifestyle. The ground floor is completed by the kitchen and a convenient shower room.

Upstairs, the first floor comprises three bedrooms, offering comfortable accommodation in a bright, coastal atmosphere.

The Lifestyle: Living on the seaward side puts the best of Penzance on your doorstep. You are a level walk away from the iconic Jubilee Pool and the sub-tropical Morrab Gardens, while the town's independent shops and cafes are just around the corner.

Outside: The property enjoys low-maintenance garden areas to both the front and rear. With no onward chain, this is an excellent opportunity for those looking for a functional, multi-purpose home in a prime coastal location.

*TENURE: Freehold *** SERVICES: Mains Gas, Electric, water & Drainage *** HEATING: Gas Central Heating *** COUNCIL TAX: Band B *** EPC: E (49 80) *** Ofcom suggest Standard Broadband is available, there is FTTP and that Mobile phone coverage is good on most networks.*

