

Higher Tregenna, Newquay, Cornwall, TR8 4HS



SPACIOUS DETACHED 3 BEDROOM BUNGALOW IN THIS SEMI RURAL LOCATION CLOSE TO NEWQUAY WITH SURROUNDING GARDENS AND AN ADJOINING 1½ ACRE Paddock – NO CHAIN

- Detached bungalow 1500 sq ft
- 3 Double bedrooms (master en-suite)
- Surrounding lawned gardens
- VACANT POSSESSION – NO CHAIN
- Oil central heating and double glazing
- Integral garage
- 1½ ACRE SLOPING Paddock
- Lounge and separate dining room
- Utility room
- Gated gravel drive, ample private parking

Price £550,000 Freehold

This substantial bungalow is situated in a semi-rural location on the outskirts of Newquay and can be found on the road that leads up to Newquay Holiday Park off the A3059. A private gated driveway off the entrance road leads to the bungalow with the bungalow having been built in the middle of the plot with surrounding lawned gardens and plenty of gravel laid parking, leading to the garage. To the rear of the plot is a 1½ acre fenced sloping field that is included in the sale.

The bungalow has a wide entrance hall that leads to all the main rooms, including the lounge and separate dining room with views over the gardens and valley beyond. The kitchen links to the utility room, which also has a useful internal door to the single integrated garage and a rear door to access the garden. There is also a guest wc situated on the ground floor. The 3 bedrooms are all double rooms with the largest bedroom having an en-suite shower room in addition to the family bathroom. With 1500 sq ft of accommodation on one level, this property offers surprisingly sizeable rooms in a practical layout.

The surrounding gardens are mostly laid to lawns and the sale also includes the adjoining 1½ acre

paddock/field offering multi-use potential for animals/market garden etc.

The property is available with immediate vacant possession and no onward chain

TENURE

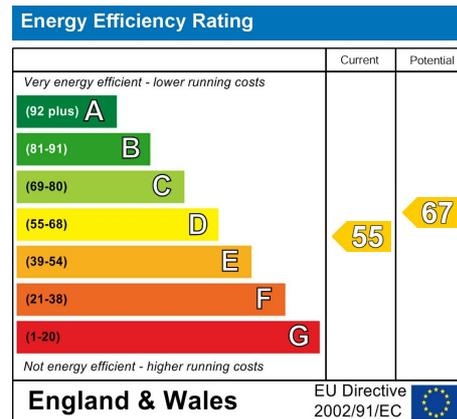
Freehold

SERVICES

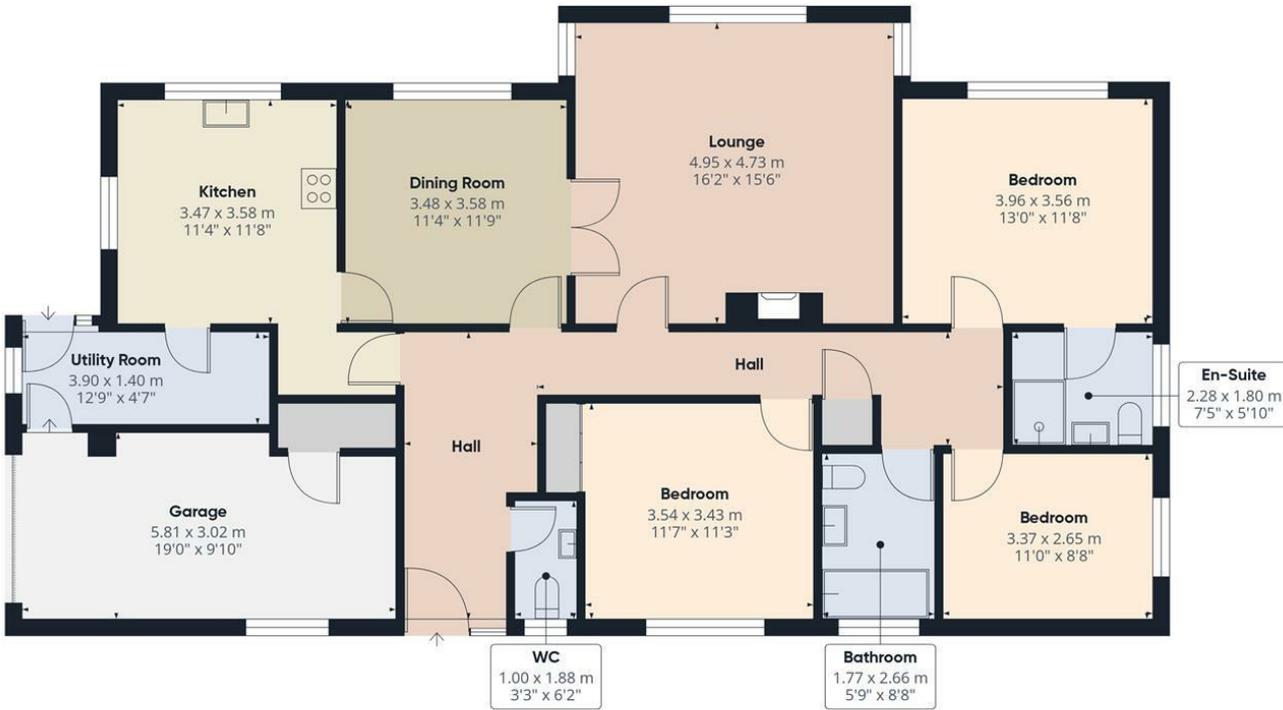
Mains electric, water and drainage. Oil storage tank.

COUNCIL TAX

Band D







Approximate total area⁽¹⁾
139.8 m²
1505 ft²

(1) Excluding balconies and terraces

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

GIRAFFE360



Start & co

THE NEWQUAY ESTATE AGENT
www.starts.co.uk

12a Cliff Road
Newquay
TR7 2NE
Tel: 01637 875847
sales@starts.co.uk