



The Retreat, Darite

Guide Price £300,000

PARKES & PEARN

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Charming three-bed character cottage in sought-after moorland village. Features fitted kitchen, wood burner, private parking, and south-facing garden with potential for shed or summerhouse. Good amenities and schools nearby.

THE PROPERTY

A charming and well-presented three-bedroom character cottage located in a highly sought-after moorland village. The ground floor features an entrance porch, a fitted kitchen, a dining room, and a cosy lounge with a wood burner. Upstairs, there are three bedrooms, including a master bedroom with a dressing room, and a shower room. The property also benefits from LPG central heating, double glazing, and private parking for two cars.

THE OUTSIDE

Externally, the cottage offers the advantage of driveway parking. A standout feature is the generous, south-facing rear garden, providing a private and secluded space ideal for families and pet owners. Perfect for alfresco dining, the beautifully maintained garden is mainly laid to lawn, offering a tranquil retreat for relaxation and entertaining. With plenty of room for growing your own produce, it also accommodates two garden sheds and summerhouse.

THE LOCATION

Situated on the edge of Bodmin Moor within an Area of Outstanding Natural Beauty and within the Caradon World Heritage site, Darite is a village high in demand.

On offer, there is stunning all-year scenery, landmarks steeped with local history and heritage, and an abundance of wildlife that make the landscape popular for exploration and outdoor pursuits.

Darite and nearby St Cleer both boast Ofsted Outstanding rated village primary schools. Within the locality, there are two well-regarded farm shops that provide most day-to-day needs and cafes. A well-liked country pub serving quality home-cooked food is in the adjacent village of Crow's Nest.

Siblyback Lake is within approximately 2.5 miles and is favored for Seasonal Watersports, Walking, and Cycling and features a children's play park and favored Coffee Shop.

Bus route links are available to the local town Liskeard. Under 4 miles away Liskeard provides everyday town facilities along with a retail park, supermarkets, leisure centre, community hospital, and both primary and secondary schools.

Excellent travel links help Liskeard's easy accessibility with direct access to Plymouth, Devon, and Westbound further into Cornwall via the A38 Dual carriageway and a mainline railway station.

FAQS

Services - mains electricity, water, and drainage. A woodburner in the lounge also heat for water.

Council Tax - B

Vendors position - Buying on

SatNav Reference - PL14 5JJ

Tenure - Freehold

Garden aspect - South

Agents Note "We would recommend reviewing the Key Facts for Buyers link before viewing or purchasing this property which can be found at the end of this property listing or on our website"

DIRECTIONS

From Greenbank Road, Liskeard, take the B3254 at the mini roundabout towards Pensilva. After 1/2 a mile bear left for St Cleer. After about one more mile take the second right for Tremar. Continue for approximately 1/2 a mile, passing Horizon Farm and under the bridge. Stay on this road, passing through Lower Tremar until you reach a T-junction. Turn right and follow this road into the village of Darite. Take the left turn towards the school. The property can be found further along this road on the right.

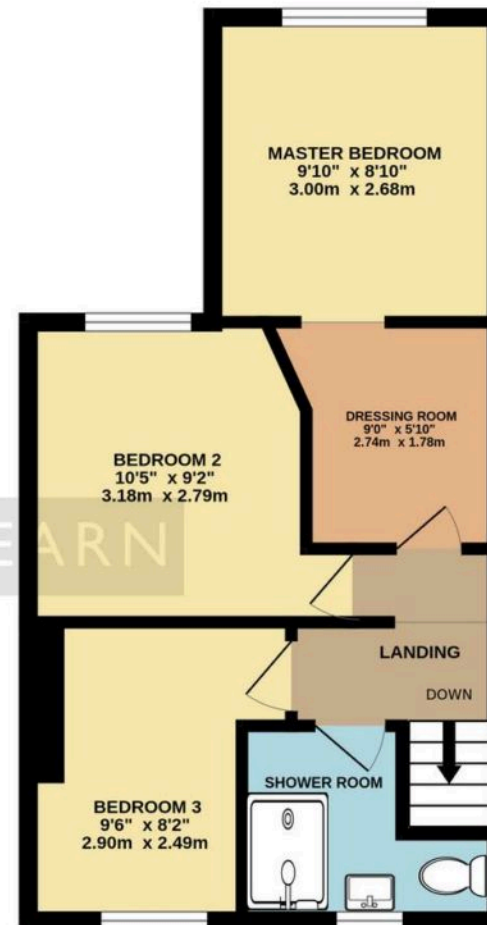
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GROUND FLOOR
428 sq.ft. (39.7 sq.m.) approx.



1ST FLOOR
349 sq.ft. (32.4 sq.m.) approx.



TOTAL FLOOR AREA : 777 sq.ft. (72.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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