



Bodmin Office
46-48 Fore Street
Bodmin
PL31 2HL

01208 74182 option 1
bodminsales@thepropertyshopcornwall.co.uk

Windsor Mews, Bodmin

****No Onward Chain****

A modern two-bedroom mid terraced house situated in the heart of Bodmin within ¼ mile of main town centre. Offering parking for three cars and South Westerly facing rear garden.

*Lounge *Modern Kitchen diner *Two Bedrooms
*Modern Family bathroom *Rear porch *Rear
Garden South Westerly Facing *Car Port
* Parking for three cars *Gas Fired Central
Heating

Price: £185,000



ACCOMMODATION IN DETAIL, ALL MEASUREMENTS ARE APPROXIMATE.

As you enter this homely two-bedroom mid terrace house, there is a large hallway **1.76m x 3.67m**. With plenty of space to have a lovely console table and storage. Along on the left of the hallway is two built in storage cupboards for shoes and coats. The first one is **0.74m x 0.76m**. The second one is **0.68m x 0.77m**

The Kitchen Diner **3.5m x 2.86**. is to the front of the property, Window to the front, vinyl flooring, modern floor-based storage units with work surfaces over. Built in electric oven and grill. Integrated four ring gas hob with hood over. Inset sink and drainer with mixer tap. Tiles splashbacks. Space for washing machine and space for fridge freezer. Matching wall mounted storage cupboards. Radiator.



The lounge **3.51m x 4.75m** has a cosy but a modern and spacious feel to it. With French doors going out to the rear porch and garden. The perfect space for all weathers, rain or shine.



Sun porch to the rear with Vinyl flooring, windows and door which opens to access the rear garden.

At the top of the stairs is the family bathroom **2.3m x 1.72m**. This is a modern bathroom with grey tiles with a bright orange splash back above the sink along with grey lino. This bathroom has a white suite comprising p shaped bath with shower over, wash hand basin and WC.



To the right of the stairs, there is the first bedroom **3.51m x 2.31m**. This is the perfect first bedroom, study or dressing room. A white and airy front facing bedroom with grey carpets.



Along the corridor is the second bedroom **3.59m x 4.08m**. This is a spacious and airy rear facing bedroom with large built-in wardrobes.



The rear garden is a low maintenance design, enclosed by walls. Comprises a block paved patio and area of artificial grass. Raised borders for plants and herbs. Water-butt feeds from guttering. South Westerly aspect.

EPC BAND: C COUNCIL TAX BAND: C



01208 74182 option 1
bodminsales@thepropertyshopcornwall.co.uk

thepropertyshopcornwall.co.uk

These details are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract