



133 Dale Road, Newquay, Cornwall, TR7 2TQ

A VERY WELL PRESENTED TWO DOUBLE BEDROOM MID-TERRACED HOUSE, WITH A LOVELY SOUTH FACING GARDEN AND DISTANT COUNTRY VIEWS. ALLOCATED OFF STREET PARKING. UPGRADED AND MODERN THROUGHOUT. IDEAL FIRST PURCHASE OR BUY TO LET INVESTMENT.

£225,000
Freehold

our ref: CNN10497

KEY FEATURES



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- LANDSCAPED SOUTH FACING GARDENS
- TWO LARGE DOUBLE BEDROOMS
- MODERN FITTED KITCHEN/DINER
- IDEAL FIRST PURCHASE
- PERFECT BUY TO LET INVESTMENT
- ALLOCATED OFF STREET PARKING
- POPULAR RESIDENTIAL LOCATION
- CLOSE TO SCHOOLS, SHOPS & PARKS
- UPVC DOUBLE GLAZED & GAS CENTRAL HEATING THROUGHOUT
- VERY SPACIOUS 19FT LIVING ROOM



1



1

Energy rating (EPC) **C**

Council tax band: **B**

SUMMARY

Located in the highly sought-after Treloggan area of Newquay, 133 Dale Road offers a perfect blend of suburban tranquillity and convenience. Just a mile and a half from the town centre, this popular neighbourhood is close to supermarkets, schools, and recreational facilities, making it ideal for young families, first-time buyers, and buy-to-let investors alike.

This stylish, two-bedroom mid-terrace home is nestled in a quiet corner cul-de-sac, free from through traffic, ensuring peace and privacy. The property is beautifully presented with modern décor throughout and boasts a high-quality fitted kitchen along with a fully landscaped, south-facing garden. Enjoy the added bonus of distant countryside views and off-street parking.

Upon entering, a useful porch leads into the spacious 19ft living room, which features stairs to the first floor. The generous kitchen/diner, with its sleek white cabinetry, coordinating work



surfaces, and chic tiled flooring, provides ample space for family meals and entertaining. Large patio doors at the rear flood the space with natural light and offer seamless access to the garden.

Upstairs, the first-floor landing includes loft access with a pull-down ladder, and leads to two sizable double bedrooms, both featuring fitted wardrobes. The rear bedroom treats you to far-reaching roof top countryside views. The modern bathroom has been refitted with a double shower suite, wash basin, and WC, all finished in fresh white tones.

The property benefits from UPVC double glazing and efficient gas central heating from a modern combi boiler. The front garden is low maintenance, while the recently landscaped rear garden boasts a neat lawn, well-stocked beds, a high fence for privacy, and a garden shed, plus convenient rear gate access.

For parking, there is an allocated space in the nearby residents' car park, as well as unrestricted street parking in front of the home. This modern, move-in ready property is a fantastic opportunity in one of Newquay's most desirable suburbs.

FIND ME USING WHAT3WORDS: venues.sprouted,nurture



ADDITIONAL INFO

Utilities: All Mains Services

Broadband: Yes. For Type and Speed please refer to Openreach website

Mobile phone: Average. For best network coverage please refer to Ofcom checker

Parking: Allocated Space

Heating and hot water: Gas Central Heating for both

Accessibility: Stepped Entrance

Mining: Standard searches include a Mining Search.



FLOORPLAN & DIMENSIONS

Porch

3' 5" x 2' 6" (1.04m x 0.76m)

Living Room

19' 2" x 12' 0" (5.84m x 3.65m)

Kitchen/Diner

12' 0" x 12' 0" (3.65m x 3.65m)

First Floor Landing

11' 5" x 6' 1" (3.48m x 1.85m) Maximum
Measurements Inc Stairs

Bedroom 1

12' 0" x 9' 9" (3.65m x 2.97m) plus wardrobes

Shower Room

7' 1" x 5' 5" (2.16m x 1.65m)

Bedroom 2

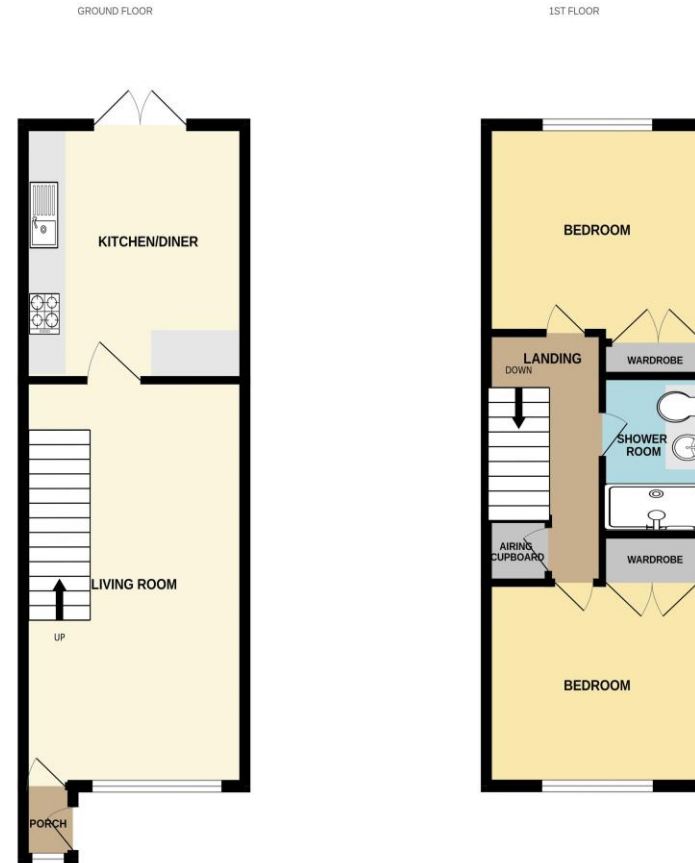
12' 0" x 9' 9" (3.65m x 2.97m) plus wardrobes

LIKE TO KNOW MORE?

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