



Rosapenna, 34 Culver Road, Saltash, Cornwall, PL12 4DR



Price £675,000



Lang Town and Country are delighted to present to the market this truly stunning detached family residence, set on approximately 0.42 of an acre, with the most amazing views. Ideally located within close proximity to the Saltash Sailing Club, Saltash Fore street with its host of amenities and shops with Saltash railway station approximately 5 minutes distant. Plymouth is also just a short distance across the river over The Tamar Bridge.

This family home, built in 1950 and extended in 1959, is on the market for the first time in over 60 years and has the benefit of double-glazed windows, gas central heating and solar panels.

Hidden behind its private entrance this beautiful home has five bedrooms and four reception rooms, A driveway for multiple cars as well as a garage. The grounds the property sits on are beautiful, with bushes and shrubs throughout as well as a flat lawn area that used to be the tennis court for a neighbouring property. The views are breathtaking and need to be seen to be appreciated.

The accommodation comprises, on the ground floor, an entrance hallway with stairs to the first floor and access to a cloakroom, utility area and separate W.C. The main reception room has a fireplace, French doors leading to the patio and the most amazing view over the river Tamar with Plymouth and Southeast Cornwall beyond. The conservatory overlooks the garden and is a place where you can sit, relax and enjoy the views in full.

In addition, there is a dining room, fully fitted kitchen, a family room and a useful utility room or garden room on this level, all overlooking the garden.

On the first floor there are five bedrooms, a study and a shower room. All the bedrooms have wonderful views over the garden and beyond with the main bedroom taking advantage of the spectacular views in full.

One of the most important features of this unique property are the stunning Southwest facing gardens. Most of the garden is laid to lawn with herbaceous borders with a variety of mature shrubs, ash and copper beech trees, 2 yew trees and a selection of smaller trees. There is an extensive 'crazy paved' patio area, where you can sit and relax overlooking the garden and the views beyond. One part of the garden has been dedicated to growing vegetables with an array of raised beds and a greenhouse. There is a path that runs around the whole perimeter of the garden and is bordered by camellias as it leads you back to the driveway and garage.

We would highly recommend an early viewing to appreciate this versatile property, with lots of potential situated in a great location.

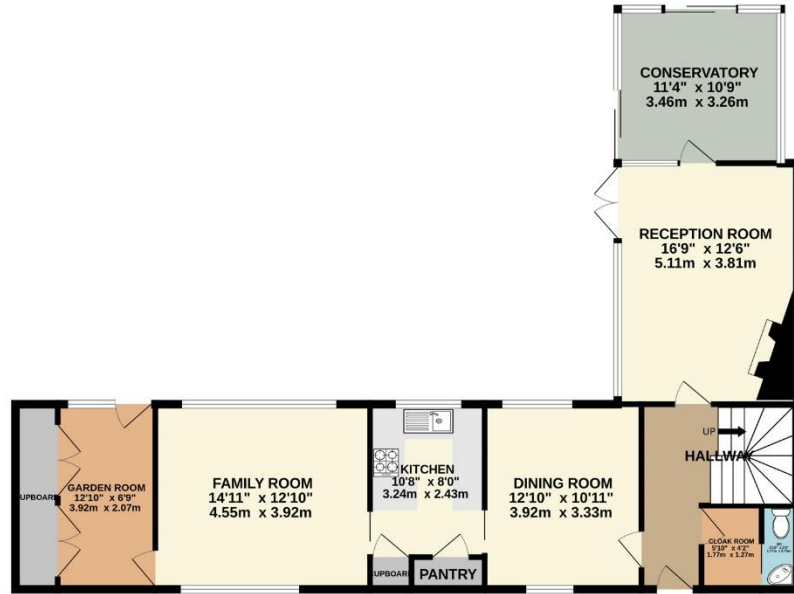


To view this property call Lang Town & Country Estate Agents on [01752 200909](tel:01752200909).

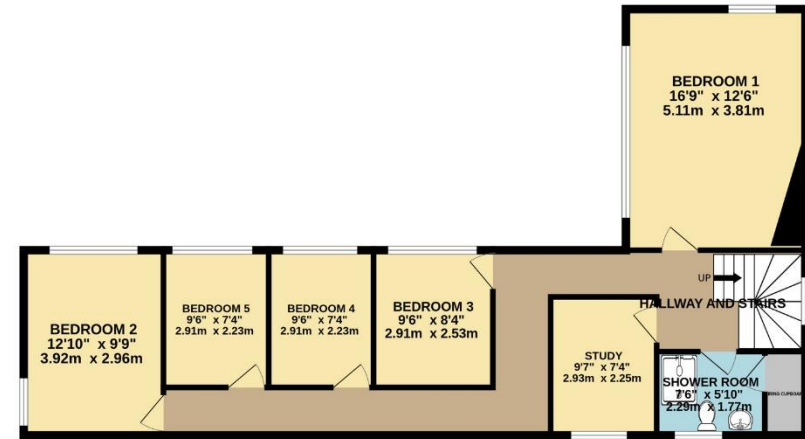
www.langtownandcountry.com



GROUND FLOOR
1016 sq.ft. (94.4 sq.m.) approx.



1ST FLOOR
901 sq.ft. (83.7 sq.m.) approx.



TOTAL FLOOR AREA : 1918 sq.ft. (178.2 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.
Made with Metropix ©2024



Lang Town & Country
6 Mannamead Road
Mutley
Plymouth
Devon
PL4 7AA
Email: waterside@langtownandcountry.com
Tel: 01752 200909

Lang Town & Country endeavour to ensure the accuracy of property details produced and displayed, we have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are connected, in working order or fit for purpose. A buyer must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

