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Putting your home on the map

**Harveys Way,
Hayle**

**£190,000
Freehold**





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Property Introduction

This three bedroom family home is conveniently situated for the amenities and schools of Hayle.

On the ground floor there is a generous living room and kitchen with the three bedrooms and family bathroom found upstairs.

Outside are enclosed lawned gardens to both the front and rear as well as a communal parking area opposite the house.

The property has double glazing and is warmed via gas central heating.

We feel this to be a great family home offered for sale CHAIN FREE.

Location

The property is situated in the heart of Hayle which is a popular town boasting three miles of golden sands and impressive sand dunes.

There is easy access to the A30 which is approximately half a mile away, there are primary and secondary schools nearby along with a wide range of independent shops and supermarkets.

St Ives lies approximately four miles and is a popular seaside resort with an impressive harbour and is home to the Tate Gallery.

ACCOMMODATION COMPRISES

Front door to:-

ENTRANCE PORCH

Wall mounted consumer unit. Cloaks hanging space. Door to:-

LIVING ROOM 17' 8" x 11' 4" (5.38m x 3.45m) maximum measurements plus door recess

Double glazed picture window to front. Stairs rising to first floor. Television point. Telephone point. Two radiators. Door to:-

KITCHEN/DINER 17' 6" x 8' 2" (5.33m x 2.49m)

Fitted with a matching range of grey wall and base cupboards with roll edge worksurfaces over. Stainless steel single drainer sink unit. Space for cooker. Space for washing machine. Complementary wall tiling. Wall mounted gas boiler. Double glazed window to rear. Radiator. Storage cupboard. Door to:-

REAR PORCH 5' 11" x 4' 0" (1.80m x 1.22m)

Obscure double glazed panel door to rear garden.

From living room, open tread stairs to:-

FIRST FLOOR LANDING

Airing cupboard housing immersion. Access to loft storage space. Smoke alarm. Radiator. Doors off to:-

BEDROOM ONE 13' 8" x 8' 0" (4.16m x 2.44m)

Double glazed window to front. Radiator.

BEDROOM TWO 9' 4" x 8' 0" (2.84m x 2.44m) plus door recess

Double glazed window to rear. Radiator.

BEDROOM THREE 9' 1" x 6' 9" (2.77m x 2.06m) maximum measurements

Double glazed window to front. Radiator.

CLOAKROOM

Fitted with a close coupled WC. Obscure double glazed window to rear. Radiator.

BATHROOM

Fitted with white suite comprising panelled bath with electric shower unit over and pedestal wash hand basin. Obscure double glazed window to rear. Radiator. Complementary wall tiling.

OUTSIDE

To the front of the property there is a lawned garden with shrub borders, enclosed by panelled fencing. The rear garden is also lawned, enclosed and incorporates a useful outside store. Opposite the property there is a communal parking area.

SERVICES

Mains water, electricity, drainage and gas.

AGENT'S NOTE

Please note, the Council Tax band for the property is band 'B'.

DIRECTIONS

From Foundry Square, turn left in front of the White Hart pub on to St Georges Road. Continue passing High Lanes School on your left and then turn Left into Trevithick Crescent. Take the next left on to Coronation Road and then right on to Harveys Way. The property will be seen after a short distance on the left hand side. If using What3words surfacing.reddish.watch

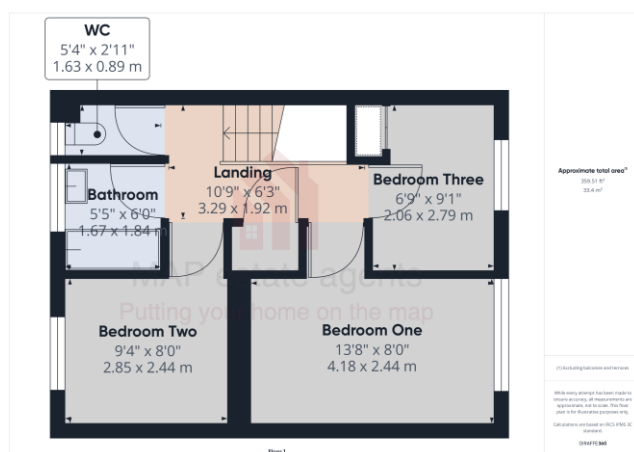


Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C	75 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



MAP's top reasons to view this home

- Ideal family home
- Three bedrooms
- Gardens to front and rear
- Close to schools and amenities
- Double glazing and gas central heating
- Offered for sale with no onward chain



01209 243333 (Redruth & Camborne)
01736 322200 (St Ives & Hayle)
01326 702400 (Helston & Lizard Peninsula)

01736 322400 (Penzance & surrounds)
01326 702333 (Falmouth & Penryn)
01872 672250 (Truro)

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