

Burrows ESTATE AGENTS

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Orchard Gardens, Trewoon PL25 5FP



£525,000

- **Attractive village cul-de-sac development**
- **Impressive 4 bedroom detached houses**
- **Contemporary and stylish elevations and**
- **Currently under construction**
- **6 year warranty, Architect's Certificate**
- **Kitchen/Dining room with patio doors**
- **Living room with large picture window/doors**
- **4 bedrooms main with ensuite, house bathroom**
- **Integral garage and driveway parking**
- **Enclosed lawned gardens**



Burrows Estate Agents are pleased to bring to the market a small individual cul-de-sac development of just 4 new build detached family homes within the popular rural village of Trewoon. Contemporary and stylish design with well planned light and attractive accommodation providing a generous reception hall with cloakroom/WC, kitchen/dining room with patio doors and living room with wide picture window/doors to garden. 4 bedrooms, the main with ensuite, together with house bathroom. Integral garage and driveway parking together with enclosed lawned gardens.

Situated within the heart of the rural village of Trewoon, the property is within walking distance of a good range of amenities including hairdresser, convenience store and post office, social club, fish and chip shop, local garage and primary school.

Under construction now, early enquiries and appointments to appraise through Burrows Estate Agents are advised to secure the property of your choice in good time and possible allocations for some bespoke alterations subject to agreement with the developer.

SAP pending

Council Tax to be confirmed

Viewing: Strictly by appointment with Burrows Estate Agents, telephone 01726 77748.

Property Misdescriptions Act: For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets & furnishings.



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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