

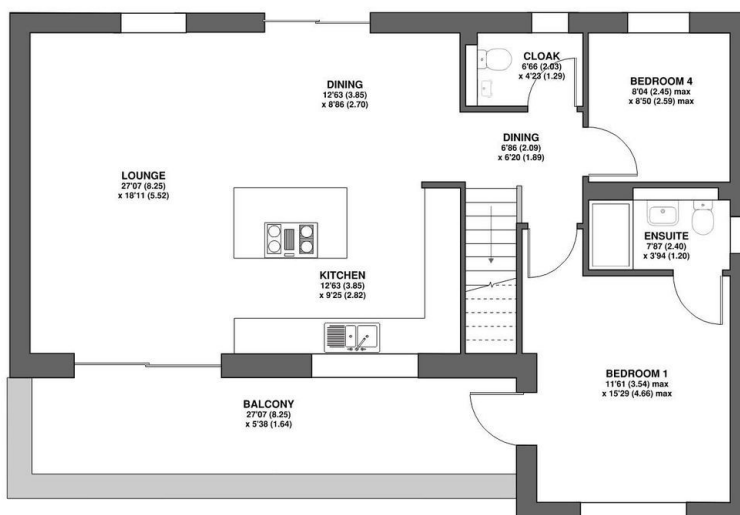
Pennance Parc, Redruth, TR16 5TY - Impressive Countryside Views!

Guide Price £495,000

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- Brand-new 4-bedroom detached contemporary family home in an exclusive development.
- Reverse-level design with exceptional first-floor living space
- Balcony with far-reaching valley views off the living area.
- High-specification contemporary kitchen with integrated appliances.
- Prime elevated position within walking distance of Lanner's shops and amenities.
- NO ONWARD CHAIN
- Open-plan first-floor lounge/kitchen/diner with vaulted ceilings and balcony access
- Principal bedroom with en-suite and private balcony.
- Private driveway parking with under cover carport enclosed rear garden with lawn and patio.
- Enclosed rear garden with lawn, patio, and alfresco dining area.



Area (excluding car port and undercroft storage)
Ground Floor
430.77 sqft / 40.02sq m

First Floor (excluding balcony)
791.90 sqft / 73.57sq m

TOTAL - 1222.67 sqft / 113.59sq m

PLOT 7 FIRST FLOOR



Discover the perfect blend of style, space, and location with this brand-new 4-bedroom detached contemporary home in the heart of Lanner. Offering 1,223 sq ft of thoughtfully designed living space, this stunning reverse-level property makes the most of its elevated position with a showstopping open-plan lounge/kitchen/diner, vaulted ceilings, and a private balcony boasting sweeping valley views. The principal suite with en-suite and balcony access is a true retreat, while three further bedrooms provide excellent family accommodation. Outside, a landscaped rear garden with patio dining terrace and lawn offers the ideal setting for entertaining or relaxing



in the evening sun. With an integral garage, driveway parking, and undercroft storage, practicality matches the style. Set within an exclusive collection of just nine high-quality homes, and within easy reach of village amenities, Redruth, beaches, and transport links, this home delivers modern Cornish living at its very best.