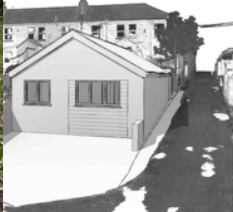


£75,000 Freehold







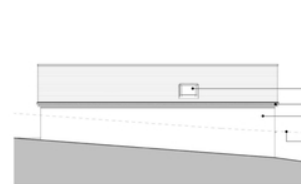
3D View 2



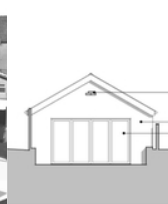
3D View 4



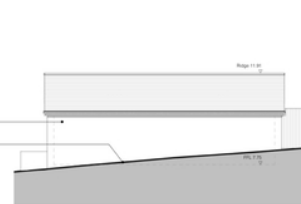
North Elevation  
1 : 100



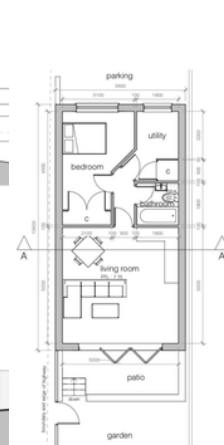
East Elevation  
1 : 100



South Elevation  
1 : 100



West Elevation  
1 : 100



Proposed Ground Floor Plan  
1 : 100



Section A  
1 : 100

## PROPERTY DESCRIPTION

An opportunity to purchase a residential building plot situated close to Falmouth Town centre. The plot has permission for the construction of a detached one bedroom bungalow to the rear of Beacon Road, Falmouth. The property once constructed will offer an open plan living and kitchen area, this room opening out to a private terrace and garden area. The property will also offer a double bedroom, bathroom and utility area. Externally the plot will also provide parking to the rear.

Once constructed the property would make an ideal home for a couple or individual. The property would also be very attractive as a re-sale property and would appeal to first time buyers, a buyer looking to downsize or an investment buyer. Alternatively it may also attract a buyer looking for a lock up and leave property close to the Greenbank and the waterside.

This is indeed a rare opportunity to purchase a plot for the construction of a detached bungalow close to Falmouth Town centre, therefore a viewing is very highly advised.

We are more than happy to meet with any prospective purchaser on site to discuss the opportunity further.

## FEATURES

- Residential Building Plot
- Permission For A Detached Home
- Open Plan Living Space
- Double Bedroom
- Bathroom
- Parking And Garden



## ROOM DESCRIPTIONS

### Agents Note

The property is subject to a Community Infrastructure Levy (CIL) -  
This being £5,581.76.