



CHURCH ROAD, CHARLESTOWN PL25 3NS

UNFURNISHED THREE BEDROOM CORNISH COTTAGE

Jefferys are delighted to present this three bedroom Cornish cottage in the heart of the picturesque coastal village of Charlestown. The cottage boasts traditional features including wooden beamed ceilings on the ground floor.

In brief, the property comprises:-

Living Room, Kitchen/Diner, Three Bedrooms and Bathroom.

The property also benefits from both front and rear gardens, together with driveway parking for up to two vehicles.

Viewing Highly Recommended

Price: £1200pcm

Key Features

Traditional Cottage Features

Three Bedrooms

Driveway Parking for Two Vehicles

Front & Rear Gardens

Sought After Coastal Location

EPC 'E'

ACCOMMODATION COMPRISES:

(All sizes approximate)

Wooden front door leading into:-

Living Room

16'8" x 12'3" (5.07m x 3.73m) Max.

Single glazed window to front elevation. Wooden beamed ceiling. White painted walls. Neutral fitted carpet. Pendant and wall light fittings. Stone fireplace and surround with electric fire. Two radiators. Staircase leading to first floor.

Archway and step leading into:-

Kitchen/Diner

19'2" x 13'5" (5.85m x 4.08m)

Dining Area:

Single glazed window to side elevation. Wooden beamed ceiling. White painted walls. Pale green fitted carpet. Pendant light fittings. Two radiators.

Wooden stable door to side elevation.

Kitchen:

Single glazed window to rear elevation. Wooden beamed ceiling. Part painted white, part tiled. White and green tiled flooring. Ceiling light fitting. Range of dark wooden wall, base and drawer units. Tiled work surface. Breakfast bar. Inset composite sink with mixer tap. Extractor hood. Gas, range style cooker. Plumbing for washing machine.

Bedroom One

11'6" x 8'10" (3.51m x 2.69) PLUS

4'10" x 4'10" (1.47m x 1.47m) Recess

Single glazed window to rear elevation. White painted walls. Neutral fitted carpet. Pendant light fitting. Two radiators. Built-in wardrobes.

Bedroom Two

12'1" x 9'1" (3.69m x 2.78m)

Single glazed window to front elevation. White painted walls. Neutral fitted carpet. Pendant light fitting. Radiator.

Bedroom Three

8'8" x 8'8" (2.64m x 2.64m)

Single glazed window to front elevation. White painted walls. Neutral fitted carpet. Pendant light fitting. Radiator.

Bathroom

10'0" x 5'8" (3.04m x 1.73m)

Single glazed window to side elevation. White painted walls. Wallpaper feature wall. Wood effect vinyl. Ceiling light fitting. Low level WC. Wash hand basin with vanity unit. Corner bath with electric shower over. Radiator.

Exterior

To the front, the property benefits from a raised area laid to lawn with well established shrubs. To the rear, a set of steps lead to an elevated area laid to lawn together with a small patio area and decking. A shed is in situ for storage.

Parking

Driveway parking for up to two small vehicles.

Additional Information

EPC 'E'

Council Tax Band 'B'

Services - Mains Electric, Mains Gas & Mains Drainage

Rent

£1200

Deposit

£1384.00

Tenure

Six Months Assured Shorthold Tenancy – Available for Long Term Let

Directions

From our office on Duke Street, turn left onto South Street and continue straight onto East Hill. At the roundabout, take the second exit onto Alexandra Road and continue straight onto Mount Charles Road. At the roundabout, take the second exit to Charlestown and turn left onto Church Road. The property is situated on the left hand side.

Viewing

Strictly by appointment with the managing agent Jefferys. If you would like to arrange an appointment to view this property or require any further information, please contact ourp St Austell office on 01726 73483.

Please note you will be asked to complete an application form prior to being offered a viewing.



Living Room



Living Room



Kitchen



Kitchen/Diner



Bedroom One



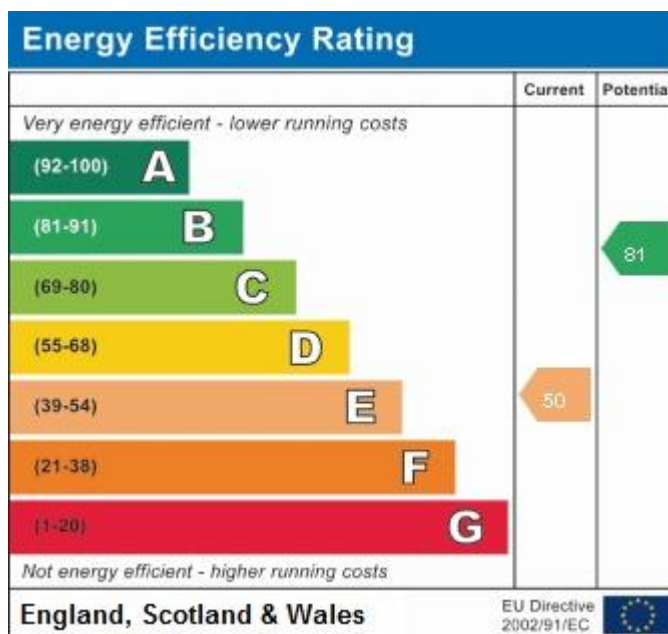
Bedroom Two



Bedroom Three



Bathroom



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