

The Coach House

Port Isaac, Cornwall





An attractive detached four bedroom home with magnificent views towards the north Cornwall coastline

Wadebridge 6.6 miles, Camelford 9.1 miles, Bodmin 13.2 miles, A30 14.8 miles, Bodmin Parkway mainline station 17.0 miles
(All distances are approximate)


4


3


2

Summary of accommodation

Ground Floor: Sitting room | Kitchen/dining room | Bedroom with en suite shower room | Shower room

First Floor: Three further bedrooms | Shower room

Location

The idyllic Cornish fishing village of Port Isaac sits in a stunning setting on the north Cornwall coast, in a designated National Landscape. The village has narrow lanes and delightful historic structures built into the hillside, as well as a small fishing harbour. The village's amenities include a convenience store, several pubs, restaurants and cafés, a village hall and a primary school.

Further amenities can be found in Polzeath, while Wadebridge provides access to a choice of high street shops and larger supermarkets. Wadebridge also has several schools, including a state secondary, with Camelford, 10 miles away, also providing access to state secondary education. Activities in the area include coastal walks along the South West Coast Path, surfing at Polzeath and various other watersports, such as sailing at Porthilly. Easy access to Rock, Padstow and the Camel Estuary including the famous Camel Trail for biking and hiking

The local A-road network provides access to both Camelford and Wadebridge, with Bodmin and the A30 14 miles away via the A389. Rail services can be accessed at Bodmin Parkway, providing services towards Plymouth, Exeter and London Paddington.



The Coach House

The Coach House is a well-presented detached home, occupying a stunning rural setting just outside Port Isaac and with magnificent views across the Cornish countryside and out to sea. The property features up to four bedrooms and light, airy accommodation with neutral décor, and would be ideal as a family home or for use as a vacation property or holiday rental.

On the ground floor, the main reception room is the sitting room, with its wooden flooring and dual aspect, welcoming plenty of natural light. The ground floor also has a well-equipped kitchen and dining area, which is a social space that opens directly onto the timber decking at the rear. The kitchen itself has fitted units to base and wall level, an integrated oven, hob and extractor hood as well as space for all the necessary home appliances, while there is also plenty of space for a family dining table.

There is one double bedroom on the ground floor with an en suite shower room, which could be used as a second reception room if required. Upstairs you will find a further three comfortable double bedrooms, the largest of which has a stunning arched window taking in the spectacular views out to sea. The first floor also has a shower room, while a further family shower room is accessible on the ground floor.



Garden & Grounds

At the front of the property, the gravel driveway provides access for vehicles and plenty of parking space for residents and guests alike. There is a gazebo at the front providing shaded seating, while the garden is mostly to the rear and includes an area of raised timber decking with splendid views across the surrounding fields, with a lawn beyond, which is shaded by mature trees, creating a peaceful and secluded environment in which to relax. There is also a timber-framed shed for garden storage.

Property Information

Services

Mains electricity, water and drainage.

Tenure

Freehold

Local Authority

Cornwall County Council

Council Tax

Band A

Directions

Postcode: PL29 3TF

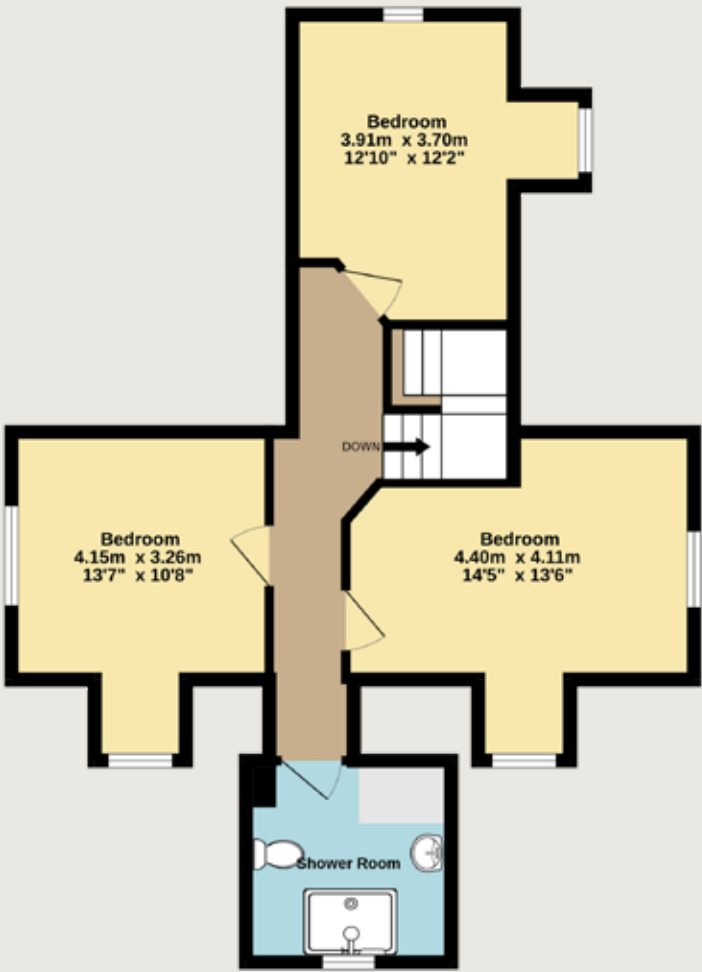
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Approximate Gross Internal Floor Area
127.8 sq.m. (1376 sq.ft.)



1st Floor
52.6 sq.m. (566 sq.ft.) approx.



- Reception/Kitchen
- Bedroom
- Bathroom
- Circulation
- Utility/Storage/Outbuildings
- Outside

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the Important Notice on the last page of the text of the Particulars.



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