

## 9 Nathan Close, Newquay, TR7 2SP



**NO ONWARD CHAIN | POPULAR RESIDENTIAL CUL-DE-SAC |**  
**Very nicely presented spacious 2 bedroom bungalow on a**  
**quiet residential cul-de-sac close to Newquay Town with an**  
**enclosed sunny rear garden, driveway and garage.**

- Gas central heating and uPVC double glazing
- Lounge with gas fireplace
- 2 bright double bedrooms
- Single detached garage and driveway parking
- Low maintenance level plot
- Close to schools and bus routes

**Reduced To £349,000 Freehold**

Presented in a good condition the bungalow is located in a very quiet popular residential cul-de-sac within walking distance of local primary and secondary schools, Chester Road shopping complex and local amenities, and with access to town bus services. This bungalow would suit families and those looking to downsize to a quiet residential area.

Internally the bungalow has been kept in a lovely condition with the boiler, fire and oven all recently being replaced. Internal decor is kept neutral with all furnishings in very good condition.

Through the front door is a wide hallway providing access to all rooms. A spacious lounge with gas fire to the rear of the bungalow has a large window over the rear garden. The Kitchen has a range of solid wood floor and wall mounted shaker style kitchen units with integral eye level oven and a door to the rear garden.

To the front of the bungalow are 2 spacious double bedrooms with the master providing ample room for an extensive range of wardrobes.

The bathroom is fully tiled with a side aspect window and comprises of a white bathroom suite with a full length side panel bath with shower over.

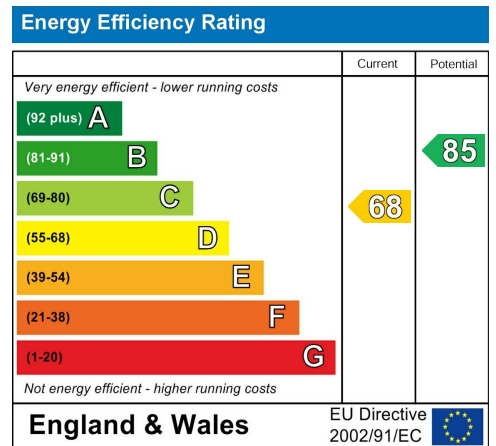
To the front of the property is a driveway leading to detached single garage with a grassed area. To the rear is a fully enclosed East facing garden which enjoys much of the sun thanks to the open aspect and low lying bungalow to the West.

**TENURE**  
Freehold

**SERVICES**  
All Mains

**COUNCIL TAX**  
Band C

**BROADBAND AND MOBILE AVAILABILITY**  
Broadband Download speed: up to 37 Mbs  
Mobile coverage: Very good  
(Source OFCOM)







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