

41 Willow Close, Quintrell Downs, Cornwall TR8 4QN



NO ONWARD CHAIN | CUL DE SAC LOCATION | One bedroom dormer bungalow with private rear garden and parking on popular residential estate in Quintrell Downs. Ideal first time buy or buy to let investment.

- One double bedroom
- Popular residential location
- No onward chain
- Lounge/diner
- Allocated parking bay
- Enclosed rear garden
- Ideal for first time buyers or investors

Price £199,950 Freehold

Located in the heart of Quintrell Downs, this property offers a wonderful opportunity to enjoy village life while still being within easy reach of town amenities. The ever-growing Nansledan development, with its host of independent shops and cafes, is a mere 5 minute walk away. Newquay town centre and town beaches are also just a five minute drive from the property.

The property is tucked away in a cul-de-sac and approached via a pedestrian path with lawned front garden to the front door. Internally there is a lounge/diner with understairs storage cupboard, and a kitchen with access to the rear garden. Upstairs is a good size front aspect double bedroom with large eaves storage, providing useful wardrobe hanging space as well as smaller eaves storage cupboards to the front of the room. The bathroom comprises of a white bathroom suite with full length bath and electric shower over. To the rear of the property is an enclosed level lawned garden with decked seating area, aluminium storage shed and a pedestrian gate with rear access.

LOUNGE/DINER

22'11 x 13'9 (6.99m x 4.19m)

KITCHEN

9'8 x 7'0 (2.95m x 2.13m)

BEDROOM

11'8 x 10'7 (3.56m x 3.23m)

BATHROOM

9'8 x 5'5 (2.95m x 1.65m)

TENURE

Freehold

COUNCIL TAX

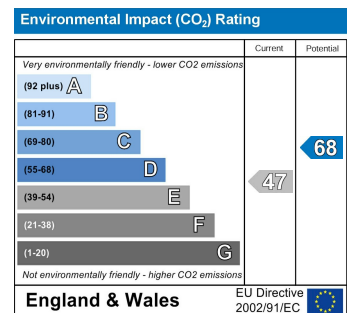
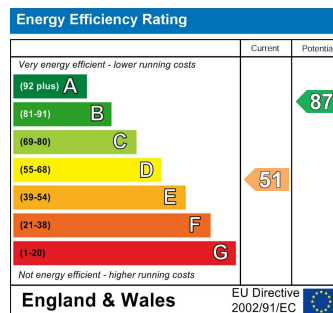
Band B

SERVICES

Mains electricity, water and drainage

BROADBAND AND MOBILE COVERAGE AVAILABILITY

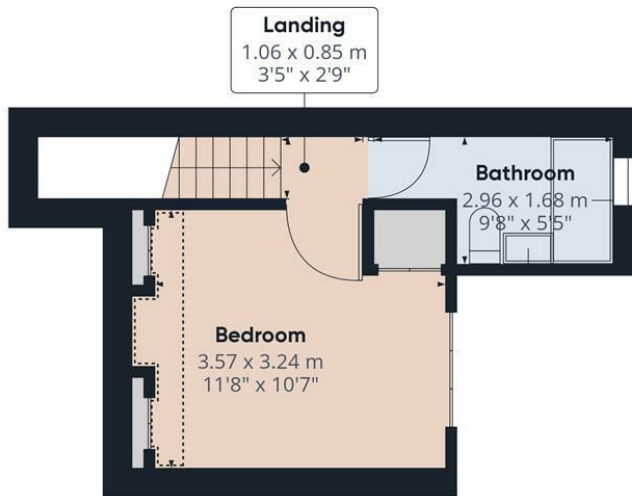
Fastest available download speed: up to 67Mbps
 Broadband coverage: Likely
 (Source: OFCOM)







Ground Floor



Floor 1

Approximate total area⁽¹⁾

47.06 m²
506.56 ft²

Reduced headroom

1.44 m²
15.5 ft²

(1) Excluding balconies and terraces

 Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

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