

33 Kingsley Meade, Newquay, Cornwall, TR8 4PY



SOUTH FACING GARDEN | INTEGRAL GARAGE | Detached, spacious 4 double bedroom house on Kingsley Meade, with open plan living area, conservatory, driveway parking for 2 cars, garage and a sunny rear garden

- 4 Double bedrooms (1 en-suite)
- Open plan living area
- Sunny south facing rear garden
- Utility room and ground floor WC
- Integral garage and driveway parking for 2 cars
- Popular and convenient residential estate
- Gas central heating upvc and double glazing throughout
- 1563sq ft

Price £465,000 Freehold

Kingsley Meade is a desirable location, popular with families offering a peaceful residential road while being just a short distance from the vibrant amenities and stunning beaches that Newquay is renowned for. Situated within walking distance of well-regarded primary and secondary schools, the town centre, Chester Road shopping complex, and local beaches, this property is ideally located for all the family. Newquay Orchard and Newquay Sports centre are just a few minutes walk away.

This family home offers well-proportioned rooms throughout, having been updated on the ground floor to provide a bright open plan living area with a modern and well-equipped kitchen. The property additionally benefits from a utility room, ground floor WC and an internal access to the garage. The ground floor extends into a rear aspect conservatory leading directly out on to the level south facing, enclosed rear garden.

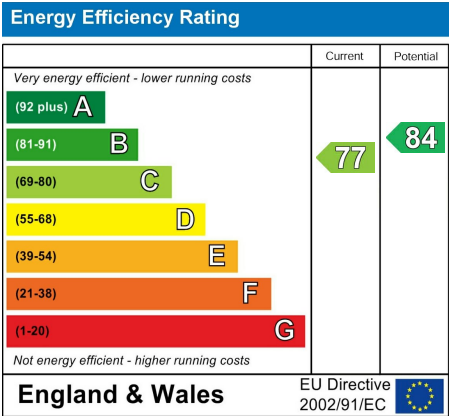
With four spacious bedrooms on the first floor, this property is ideal for growing families or those seeking extra space for guests or a home office. The master bedroom boasts a spacious en-suite incorporating a full length bath, and there is a modernised family shower room with walk-in shower.

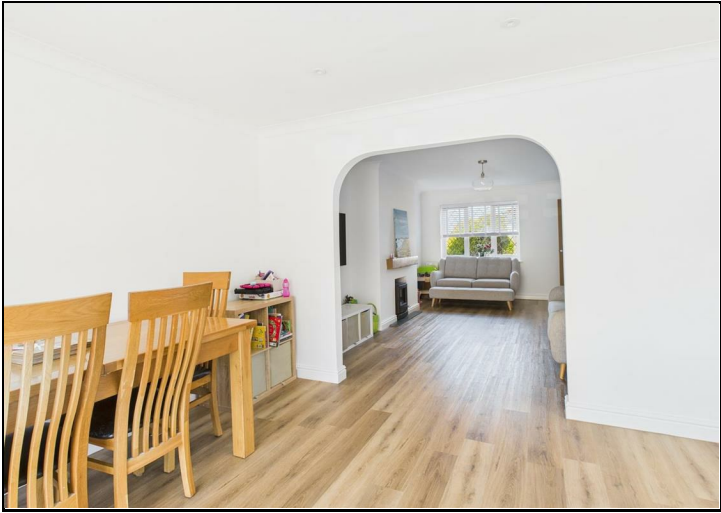
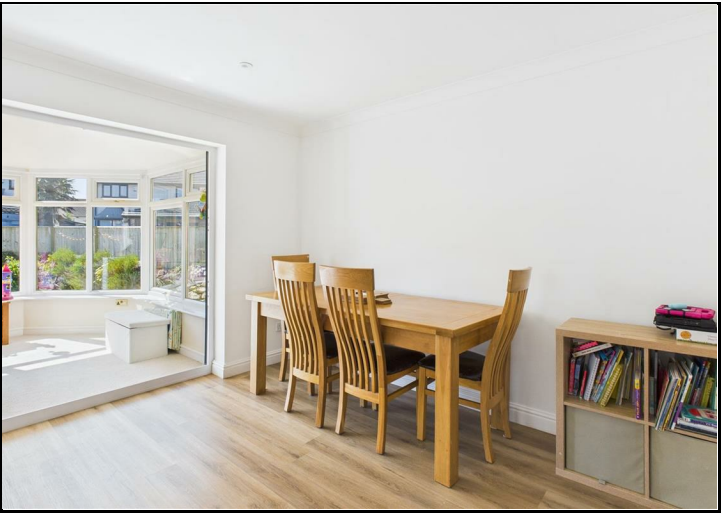
TENURE
Freehold

SERVICES
All mains

COUNCIL TAX
Band E

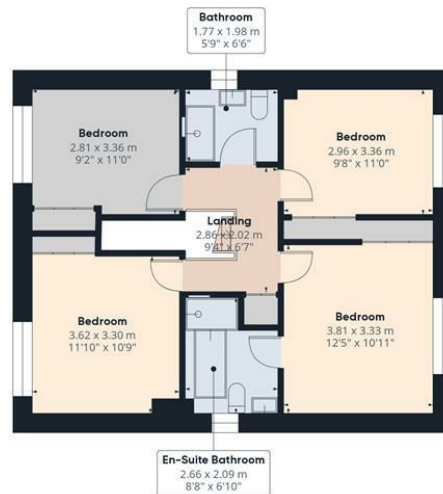
BROADBAND AND MOBILE COVERAGE AVAILABILITY
Fastest available download speed: up to 35 Mbs
Mobile coverage: Likely/limited
(Source: OFCOM)







Floor 0



Floor 1



Approximate total area¹⁾

145.26 m²
1563.55 ft²

(1) Excluding balconies and terraces

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

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360

Start & co

THE NEWQUAY ESTATE AGENT
www.starts.co.uk

12a Cliff Road
Newquay
TR7 2NE
Tel: 01637 875847
sales@starts.co.uk