



Land Adj to Polgear Villa Well Lane, Goldsithney, TR20 9HH
Guide price £175,000

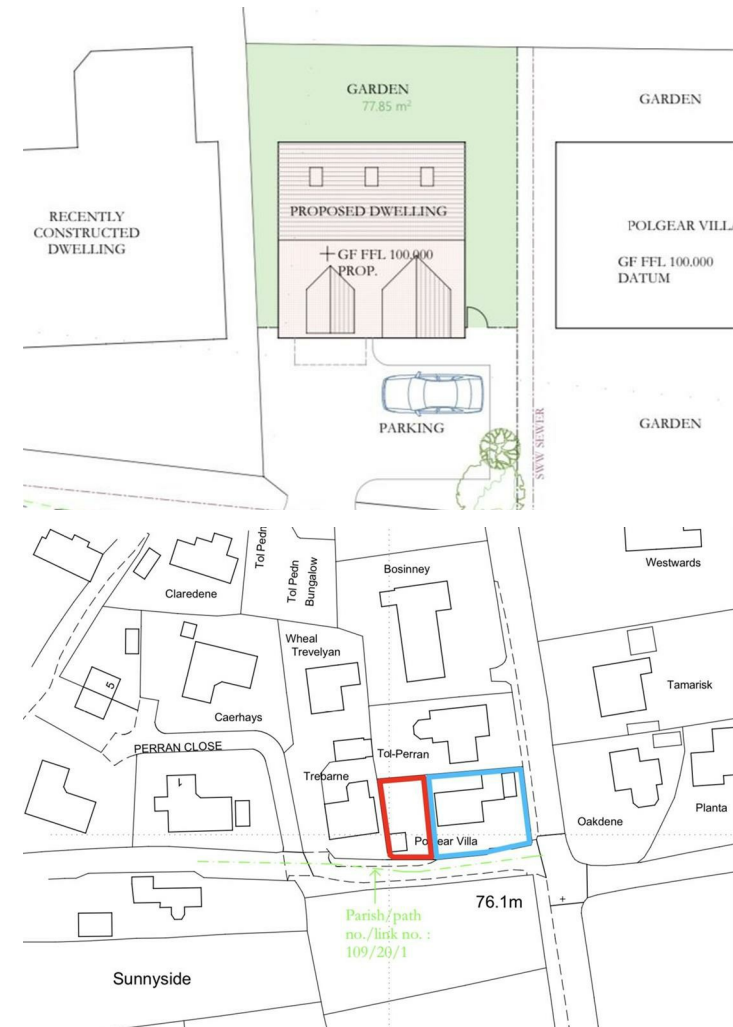


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An outstanding opportunity to secure this building plot with full planning consent for a detached dwelling which can be viewed under reference PA22/05338 on the online planning register. Enjoying a premium location on Well Lane plans have been passed for a three bedroom property. Thoughtfully designed to offer open plan living space with a double bedroom and shower room on the ground floor as well as a useful utility room. The first floor will host two further double bedrooms and the family bathroom. A chance to create a dream retirement or family home that is not to be missed.



GUIDE PRICE - £175,000

LOCATION

The property is located on Well Lane in Perran Downs which is an exceptionally well regarded area within St Hillary Parish. A brilliant base from which to access miles and miles of coastal paths and the plethora of beaches and coves within easy reach. Nearby Prussia Cove is particularly lovely, unspoiled and great for swimming and snorkeling as well as being dog friendly all year round. Rosudgeon offers good local amenities including the recently opened and well stocked Co-Op, a pub and large sports ground with social club where many activities take place. The property is also well placed for access to the A30, comprehensive day to day facilities and schooling options available in both nearby Penzance and Helston.

The property is also well placed for access to both Penzance and Helston offering a wide range of day to day facilities and schooling options as well as access to the A30.

ANTI MONEY LAUNDERING REGULATIONS – PURCHASERS

It is a legal requirement that we receive verified ID from all buyers before a sale can be instructed. We ask for your cooperation on this matter to ensure there is no unnecessary delay in agreeing a sale. We will inform you of the process once your offer has been accepted.

PROOF OF FINANCE – PURCHASERS

Before agreeing a sale, we will require proof of your financial ability to purchase. Again, we ask for your cooperation on this matter to avoid any unnecessary delays in agreeing a sale and we will inform you of what we require prior to agreeing a sale.

