

14 Forth An Ryn
Redruth, TR15 2JT







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This delightful detached bungalow is offered with no onward chain and presents an ideal opportunity for those seeking a low maintenance, easy living space. Nestled in a cul-de-sac position, the property boasts a garage and parking for added convenience. The accommodation comprises a comfortable lounge, a well equipped kitchen, bathroom, and two bedrooms. The property also benefits from a low maintenance garden, perfect for enjoying the outdoors without the hassle of extensive upkeep. Situated in a convenient location, the bungalow is just a short distance from the town centre and the train station, making it an excellent choice for commuters and those seeking easy access to local amenities. An ideal home for those looking to downsize, invest or first purchase, this bungalow is sure to appeal to a variety of buyers.



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Guide Price - £244,950

Location

The Town of Redruth located centrally with easy access to the A30. The local area boasts lots of history with lots of nearby walks and beaches within a short drive. The town itself has a range of shops, cinema, Dr's surgery and train station.

Accommodation

Entrance Porch
Lounge
Kitchen
Inner Hallway
Bedroom One
Bedroom Two
Bathroom

Garage

Up and over door, power and light connected. Side pedestrian door to garden.

Parking

For 3-4 cars on the driveway.

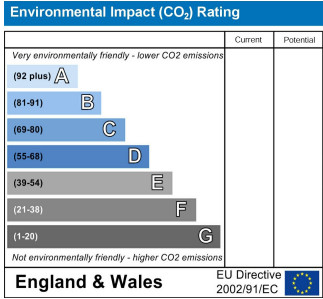
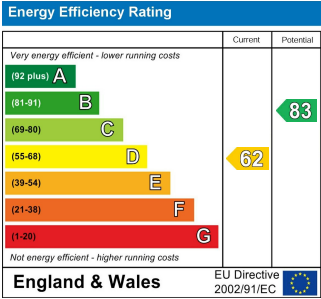
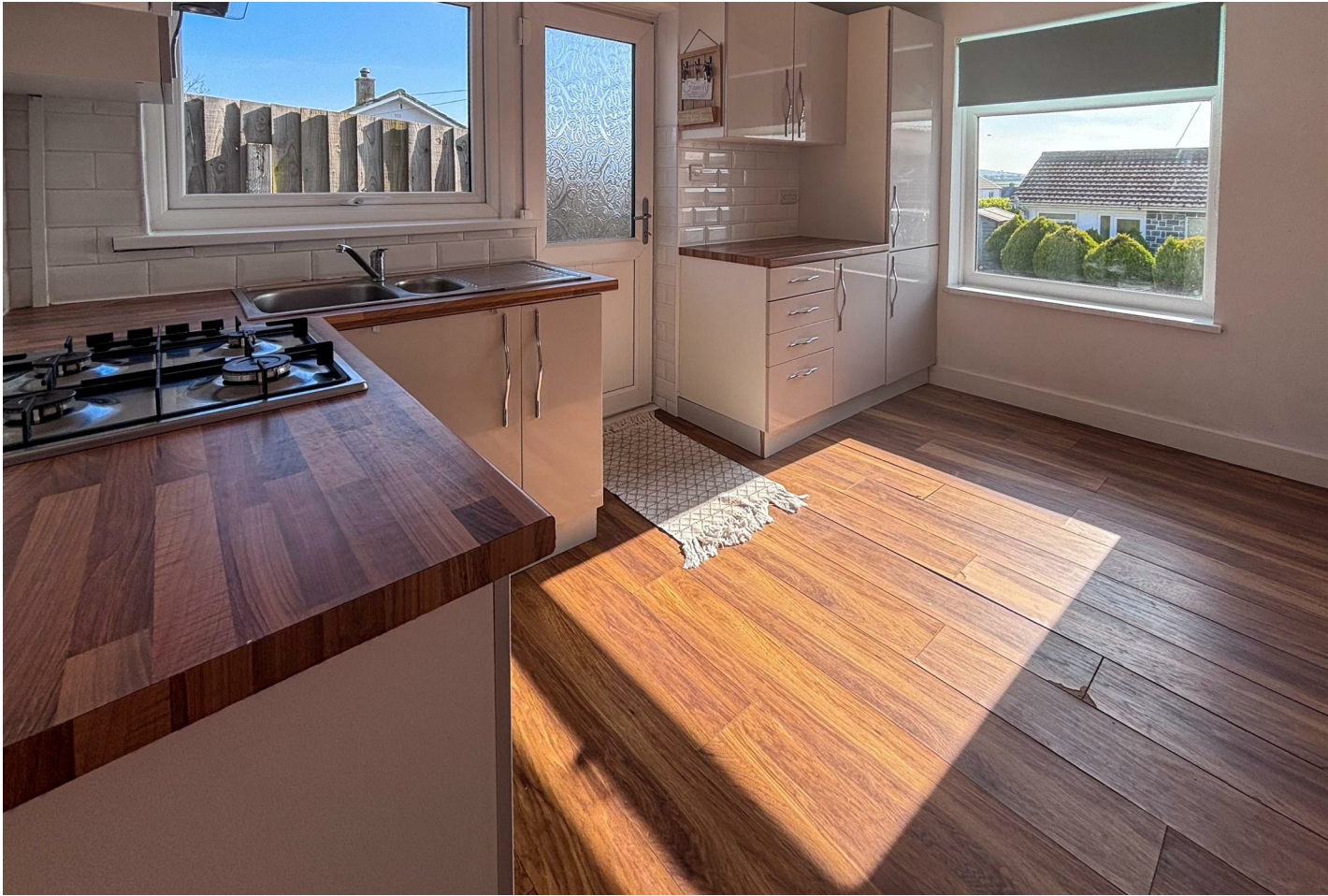
Outside

The property features a low maintenance space at the front garden with a paved path leading to the side, where there's a gate providing access to the rear. The rear garden includes a section of lawn and a decking area, fully enclosed. There's also a handy pedestrian door into the garage.

Services

Mains water, gas, electricity and drainage.





Mining

We have a mining report on file from when our client bought the property. Please ask a member of staff for a copy.

What3Words

///tens.laugh.group

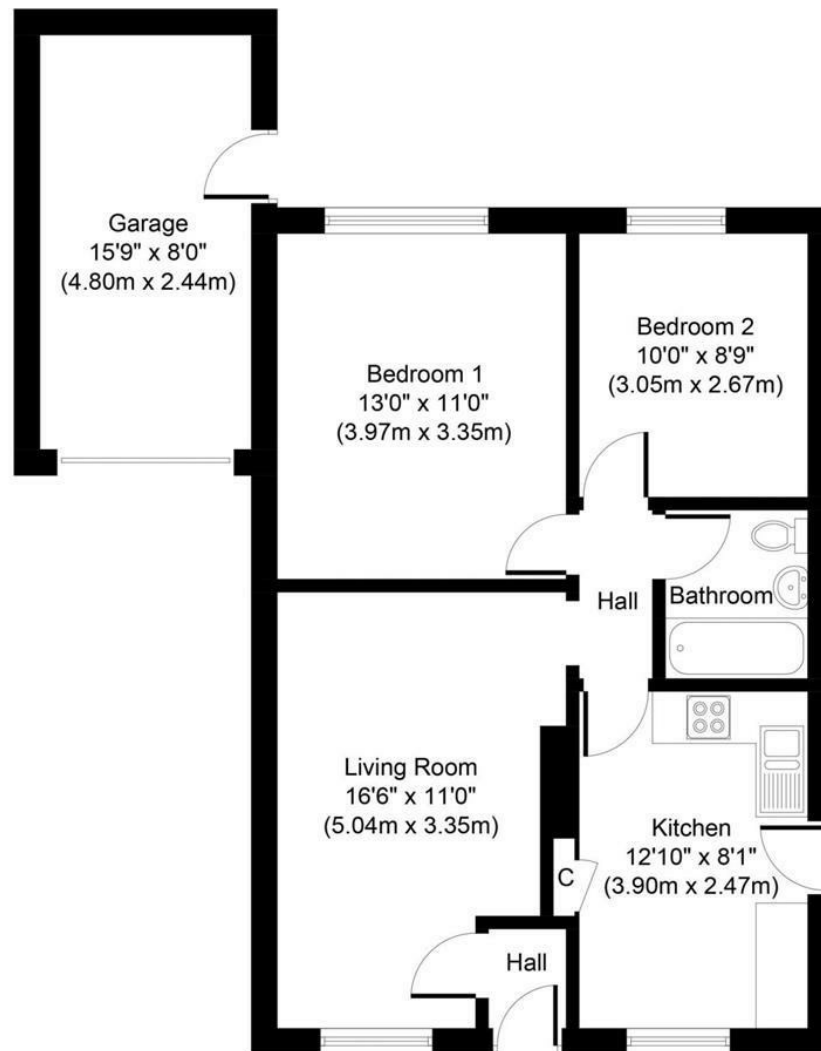
Anti Money Laundering Regulations – Purchasers

It is a legal requirement that we receive verified ID from all buyers before a sale can be instructed. We will inform you of the process once your offer has been accepted.

Proof of Finances

Before agreeing a sale, we will require proof of your financial ability to purchase. We will inform you of what we require prior to agreeing a sale.





**Approximate Floor Area
(Including Garage)
744 Sq. ft.
(69.1 Sq. m.)**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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