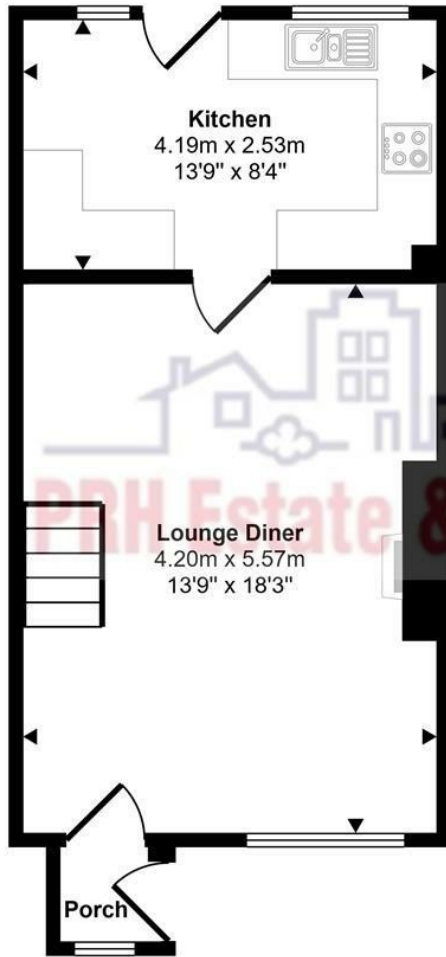


Approx Gross Internal Area  
70 sq m / 755 sq ft



Ground Floor  
Approx 36 sq m / 385 sq ft



First Floor  
Approx 34 sq m / 370 sq ft



Pendeen

£290,000



1 Gwelmor  
Pendeen  
TR19 7UG

£290,000

## KEY FEATURES

- A Freehold End of Terrace House
- Three Bedrooms
- Well Proportioned Accommodation
- Sea View
- Gas Central Heating
- EPC D (55 82)
- Fully Double Glazed
- Mains Gas, Electric, Water & Drainage are Connected
- Ofcom suggest Superfast Broadband is Available & that mobile coverage is good on most networks

## DIRECTIONS

From Penzance take the A3071 towards St Just. Turn right onto North Road (the B3318). At the crossroads turn left. Gwelmor is on the left opposite the former Radjel Inn.



*We are thrilled to present this modern, three-bedroom end-of-terrace home situated in the highly popular village of Pendeen, located on the rugged and dramatic North Coast of the Penwith Peninsula. Offering an excellent combination of space both inside & out.*

*The home offers a highly functional layout across two floors and benefits from beautiful sea views from the front elevation, a constant reminder of the privileged coastal location.*

*You enter into a welcoming porch leading directly into the spacious living room. This room serves as the charming hub of the home, dominated by a feature fireplace housing a warming multi-fuel burner. Located to the rear, the open-plan kitchen/diner is well equipped with a contemporary range of wall and base units, an integrated electric oven and gas hob, and includes plumbing for a washing machine and space for a fridge/freezer. A rear door provides seamless access out to the enclosed garden. On the first floor, are three well-proportioned bedrooms and the family bathroom.*

*The property benefits from low-maintenance gardens at both the front and rear. The front garden features paving, mature trees, and shrubs, while the rear is fully enclosed, primarily laid to lawn with a patio area, and secured by gated side access. Included with the property is a detached garage situated in a nearby block to the rear, providing excellent secure storage or additional parking.*

*Village Amenities: Pendeen is a vibrant community offering superb local amenities, including a public house, a village shop, a primary school, and a local church.*

