



## 4 Meadow Court

### Stithians, Truro, TR3 7AX

We are pleased to offer this very spacious and well presented two double bedroom house forming part of this lovely development on the outskirts of Stithians.

Forming part of this Grade II listed building, the property has the benefit of two allocated parking spaces and a private courtyard garden.

Inside there is a spacious hallway with cloakroom, which leads to a fitted kitchen, with a range of base and eye level units, integrated oven, hob, extractor, plus dishwasher, washing machine, fridge and freezer. Large lounge/dining room. Wood floors throughout the ground floor.

Upstairs there are two double bedrooms, one with an en-suite shower room, plus a family bathroom.

Available October 2025. EPC D62. Electric Economy 10 heating and hot water. Council Tax band B

Pets considered dependent on circumstances. Affordability checks apply. Deposit £1265.00.

OFCOM states: Mobile coverage: O2, Vodafone and Three - good outdoor, variable in home.

EE - good outdoor. Broadband: up to 50MBPS. Mains water, sewerage and electricity.

**£1,100 PCM**

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[Directions](#)





Floor Plan

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

