



Landrine Bucklers Lane, St. Austell, Cornwall PL25 3JN

Available now! Three bedroom detached house.

St Austell Town Centre and Railway Station 1.5 miles Charlestown 1 mile

- AVAILABLE JANUARY 2026 • LOUNGE/DINER • KITCHEN • 3 BEDROOMS • OFF ROAD PARKING • GARAGE • 12 MONTHS PLUS • COUNCIL TAX - BAND C • EPC - BAND E • TENANT FEES APPLY

£1,100 Per Calendar Month

01872 266720 | rentals.truro@stags.co.uk

SITUATION

Landrine is situated off Bucklers Lane towards the end of a no-through lane and is well positioned to access the Holmbush Inn, Tesco, Aldi, the Polkyth Leisure Centre, St Austell Railway Station, St Austell Cricket Club, Bishop Bronecombe School, Penrice Secondary School and the town centre. St Austell Railway Station is on the London Paddington line.

The historic harbour of Charlestown, with its plethora of cafes, restaurants and gift shops is only about a mile to the south.

DESCRIPTION

To the front of the house is a stone chipped and paved seating area providing space for two vehicles. There is a step up to a front recessed porch with part leaded and coloured glazed front door with matching side light to the entrance hall with balustrade stairs off to first floor with understairs cupboard and door to the left to a spacious open-plan sitting and dining room. This well-proportioned room offers a triple aspect with good sized windows and rear glazed doors to the outside affording much light, a mains gas fired heater behind, which is a back boiler serving domestic hot water and central heating, and an open hatch to the kitchen.

The kitchen presents a matching range of base and eye level units with timber worktops to splashback tiling and including a single drainer sink unit with vegetable bowl and mixer tap, space and plumbing for washing machine, electric fan assisted oven with four gas rings and extractor hood over and space for a freestanding refrigerator. Part glazed door leads to the rear.

On the first floor, centred around a balustrade landing are two good sized double bedrooms and a small third single bedroom, together with a bathroom which includes panelled bath and splashback tiling, electric shower and screen over, pedestal washbasin and WC.

Outside to the front and side of the house is a walled low maintenance garden with area of lawn and paved seating area, and to the rear a spacious level concrete area for further car parking, off which is direct access to a large block garage with wide electric up and over door, power and lighting and with an adjacent open fronted block store.

VIEWING

Strictly and only by prior appointment with Stags' Truro office on 01872 266720

SERVICES

All mains services connected. Mains gas central heating via a back boiler.



IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Tenants must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.



61 Lemon Street, Truro, TR1 2PE
01872 266720
rentals.truro@stags.co.uk



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Energy Efficiency Rating	
	Current
Very energy efficient - lower running costs	
(92 plus) A	84
(81-91) B	
(69-80) C	
(55-68) D	51
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England & Wales	
EU Directive 2002/91/EC	