



5 West Rise , Falmouth, TR11 4HJ

We are pleased to offer this well presented three bedroom semi detached house in this quiet residential location. Small front garden and spacious rear garden. On street parking.

Downstairs there are two reception rooms and a modern kitchen with space and plumbing for washing machine and dishwasher. Space for fridge/freezer. Integrated electric oven, gas hob and extractor.

Upstairs are two double and one single bedrooms plus a modern family bathroom. There is also a boarded loft accessible from paddle steps in a cupboard in bedroom two.

Available 1st March. Mains water, gas, electricity and sewerage. Gas Central Heating.

Council Tax Band B. EPC rating D63. Deposit: £1730.00 Holding deposit: £340.00.

Affordability checks apply.

OFCOM states: up to 1800MBPs Broadband speeds available. Mobile Coverage: EE - good outdoor & In home. O2 - Good out door. Three/Vodafone- good outdoor & variable in home

£1,500

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[Directions](#)



Floor Plan

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