

# Philip Martin

LETTINGS LIMITED



FARM, VERYAN  
£850 PER MONTH

[www.philip-martin.co.uk](http://www.philip-martin.co.uk)

# PENNARE BARN PENNARE FARM, VERYAN, TRURO, CORNWALL, TR2 5PH

A well presented first floor flat within a converted barn situated in a rural location in the heart of The Roseland Peninsula with nearby walks to Nare Head and Carne Beach. Accommodation comprises entrance hall, lounge/dining room, 2 bedrooms and bathroom. Water included in rent. No Pets due to the property being located on a working farm.

- Night Storage Heating and Woodburner
- No Pets Due to Being Located On a Working Farm
- Available Immediately
- Council Tax Band A
- No Outside Space
- Double Glazed Windows
- Parking Space
- Deposit £980
- EPC TBC
- Available on an Assured Periodic Tenancy from 1st May

## LOUNGE/DINING ROOM

## KITCHEN

## BEDROOM 1

## BEDROOM 2

## BATHROOM

## CREDIT REFERENCES AND DEPOSIT

Prospective tenants will be required to complete an application form and if successful will have to pay a holding deposit equivalent to 1 weeks rent. At that stage we will carry out a credit reference and only once the referencing is successfully completed will the property be formally offered. Prior to occupation the balance of the first months rent and a deposit equivalent to 5 weeks rent will be payable.

## DIRECTIONS

Just before entering Veryan from the Tregony direction take the left hand turn signposted Veryan Riding Centre and then follow the signs to Nare Head. Just before arriving at the Nare Head carpark there is a cattle grid and the access lane to the property is on the right hand side.

### CONTACT US

6 Cathedral Lane  
Truro  
Cornwall  
TR1 2QS

01872 272716

lettings@philip-martin.co.uk

