

20 BELLAIR TERRACE

St. Ives, TR26 1JR

Price: £750,000



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A superb four-bedroom home set along one of St Ives' most sought-after south-facing terraces, enjoying an enviable position with wonderful sea views. Beautifully presented throughout, this light-filled and spacious home offers stylish, well-balanced accommodation perfectly suited to modern family living, or of course holiday letting. The property also benefits from a lovely enclosed garden, providing a private and peaceful space to relax, entertain and enjoy the coastal surroundings. Combining charm, comfort and an exceptional location, this is a truly special home in one of St Ives' most desirable settings. Viewing is highly recommended to fully appreciate all that this wonderful home has to offer.





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PROPERTY

Set in an elevated position and enjoying superb sea and coastal views, this stunning four-bedroom terraced home offers beautifully light-filled, spacious and versatile accommodation arranged over three floors. The ground floor is welcoming and well designed for modern living, featuring a generous living room and a bright fitted kitchen that opens into a cosy snug area, creating a sociable and relaxed heart to the home. A useful utility room and a shower room/WC add further practicality and convenience to this level. On the first floor, there are three bedrooms, two of which are generous double rooms, along with a family bathroom and separate WC. The second floor is dedicated to an impressive additional bedroom, offering a peaceful and private retreat ideal for guests, older children or a principal suite. With gas central heating throughout, this charming and characterful home combines period appeal with everyday comfort and practicality, all while making the most of its enviable elevated setting and wonderful coastal outlook.

Externally is a super enclosed front garden in tiers ready to be used for entertaining or alfresco dining, it is sheltered enough for growing sub tropical plants and making the space your own

LOCATION

Situated on Bellair Terrace, one of St Ives' most well-regarded and sought-after addresses, this property enjoys an enviable position within this much-loved coastal town. Set along a sunny south-facing terrace, the location is perfectly placed to enjoy all that St Ives has to offer, with the town centre just a short stroll away and the beautiful sands of Porthmeor Beach quite literally around the corner. From independent shops, galleries and cafés to the harbour front and coastal walks, everything is within easy reach, making this an ideal setting for both full-time living and holiday escapes. St Ives is one of Cornwall's most iconic seaside towns, renowned for its stunning coastline, vibrant arts scene and relaxed coastal lifestyle. Famed for its picturesque harbour, beautiful beaches and charming cobbled streets, the town offers

a wonderful mix of traditional Cornish character and modern convenience. Home to a fantastic selection of restaurants, boutique shops, galleries and everyday amenities, St Ives has a thriving community and a welcoming atmosphere all year round. Living in St Ives offers an exceptional quality of life, whether enjoying an early morning walk along the coast path, a swim in the clear waters of Porthmeor, or an afternoon spent exploring the town's many independent shops and eateries. With its unique blend of natural beauty, creativity and community spirit, St Ives continues to be one of Cornwall's most desirable places to call home.

ACCOMMODATION

Entrance vestibule with large glazed door into the entrance hallway. Decorative arch, engineered wood flooring with stairs to the first floor and doors opening into the living room.

LIVING ROOM

Beautiful living room with continuation of the engineered wood flooring, double doors to the front opening out to the front garden and offering super views over the town, feature fireplace with log burner inset, corniced ceilings. The living room effortlessly opens up into the dining area with cornice ceiling and into the kitchen / snug area

KITCHEN / SNUG AREA

Incredibly light kitchen / snug area due to the glazed roof. There is a stable door opening out to the rear courtyard with further windows. Tiled flooring throughout. The kitchen itself offers an extensive range of units with Quartz worktops. Integrated dishwasher, four ring hob with eye level double oven / grill. sink unit and integrated fridge freezer. Doors open into the utility room and downstairs shower room and WC

FIRST FLOOR

From the entrance hallway stairs rise up to the first floor where there are three bedrooms, two of which are excellent sized doubles, the front bedroom in particular offering stunning sea and coastal views over the town. There is a large family bathroom along with a separate WC. Stairs rise up to the 2nd floor bedroom

SECOND FLOOR BEDROOM

Large attic bedroom set within eaves offering the most amazing sea and coastal views from both the windows, the front over towards the harbour and along the coastline and the rear towards the Island and Harbour. Ample storage under eaves

OUTSIDE

There is a rear enclosed courtyard and to the front a superb sized enclosed front garden, ideal for alfresco dining and or for just sitting and enjoying the southerly aspect

MATERIAL INFORMATION

Verified Material Information Council Tax band: C Tenure: Freehold Property type: House Property construction: Standard construction Energy Performance rating: D Electricity supply: Mains electricity Solar Panels: No Other electricity sources: No Water supply: Mains water supply Sewerage: Mains Heating: Mains gas-powered central heating is installed. Heating features: Underfloor heating, Wood burner, and Double glazing Broadband: FTTP (Fibre to the Premises) Mobile coverage: O2 - Good, Vodafone - Good, Three - Good, EE - Good Parking: On Street Building safety issues: No Restrictions - Listed Building: No Restrictions - Conservation Area: No Restrictions - Tree Preservation Orders: None Public right of way: No Long-term area flood risk: No Historical flooding: No Flood defences: No Coastal erosion risk: No Planning permission issues: No Accessibility and adaptations: None Coal mining area: No Non-coal mining area: Yes All information is provided without

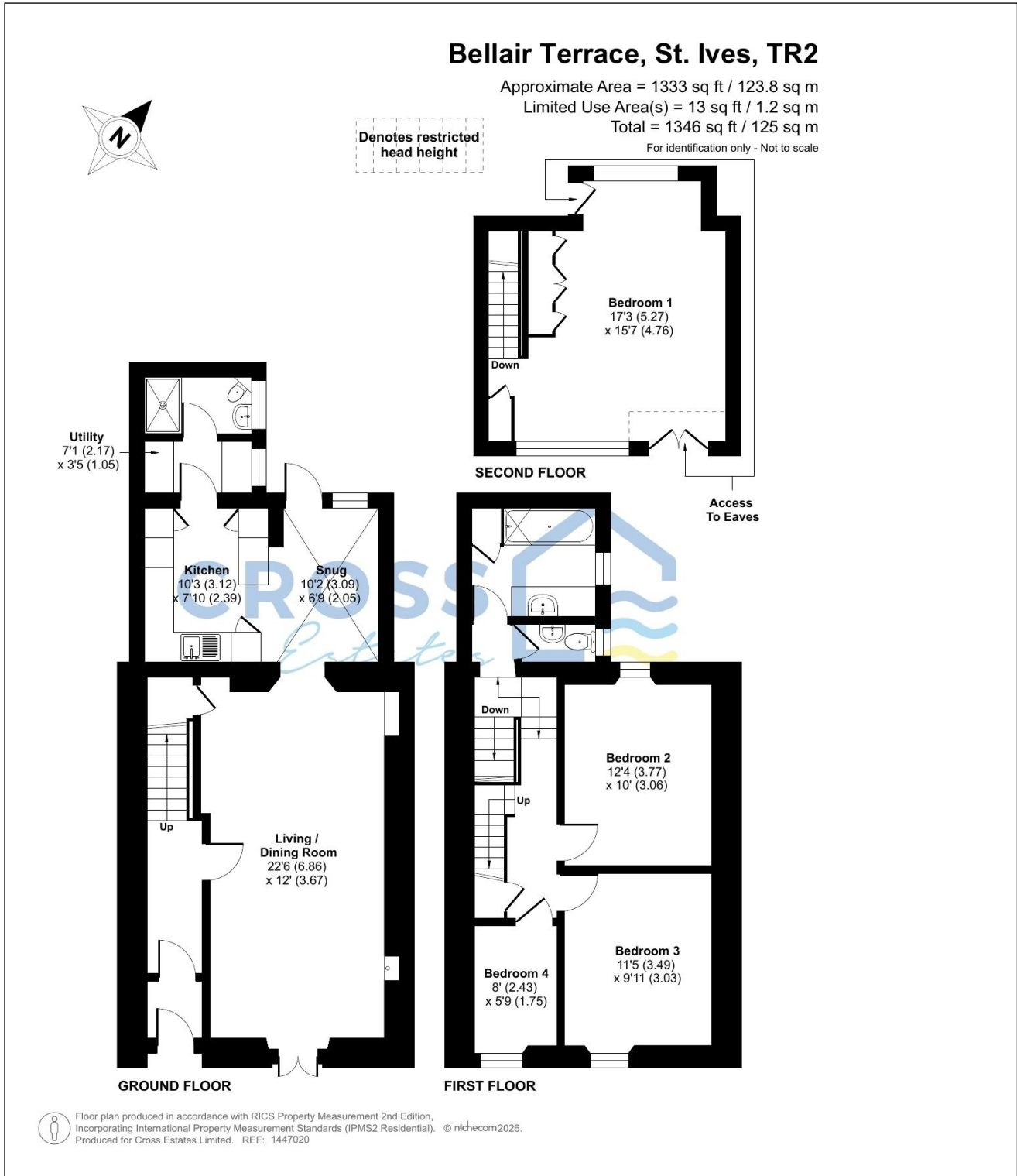




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