



Gemini Drive, Liskeard

In Excess of £375,000

PARKES & PEARN

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THE PROPERTY

This impressive four-bedroom detached home, spanning three floors, is situated within a highly sought-after modern development. The home offers generous living spaces, including a spacious 19-foot (approx.) fitted kitchen-diner, a bright and inviting lounge, and a ground-floor cloakroom for added convenience.

On the upper floors, you'll find four double bedrooms, including a master suite with an en-suite shower room, alongside a family bathroom and an additional shower room. The interior is tastefully decorated in light, neutral tones, enhancing its modern aesthetic and low-maintenance appeal. Sanderson shutters are installed on all front-facing windows, and Hammonds fitted wardrobes are included in two of the bedrooms, adding style and functionality to the property.

Further highlights include gas central heating, double glazing, a private enclosed rear garden, and a driveway leading to a substantial 19'11" (approx.) garage. This home is a fantastic blank canvas, ready to be transformed into a comfortable and stylish living space.

THE OUTSIDE

The enclosed rear garden has been thoughtfully landscaped to create a safe and welcoming environment, ideal for children and pets. It combines a neatly laid lawn with a slate patio seating area that spans the width of the property, offering a versatile space for relaxation and entertaining. With ample room for a trampoline or goalpost, it is perfectly suited to family activities, while also providing scope for gardening enthusiasts to add their own touches.

The property further benefits from a private driveway to the side, giving convenient access to the garage.

THE LOCATION

Charter Walk is a desirable modern development located on the edge of Liskeard. A former market town located only 7 miles from the South Coast of Cornwall with its sandy beaches and within easy reach of Bodmin Moor.

Providing everyday town centre facilities on the doorstep, Liskeard also benefits from having a retail park, supermarkets, leisure centre with swimming pool, squash and tennis courts, a community hospital and both primary and secondary schools.

A mainline railway station within walking distance of the town centre has branch lines to Plymouth and the nearby famous fishing port of Looe. The A38 dual carriageway is easily accessible connecting the area to Devon and westbound further into Cornwall.





FAQS

Services - Mains electricity gas, water and drainage.

Council Tax - D

Vendors position – Buying out of area.

SatNav Reference - PL14

Tenure - Freehold

Garden aspect - East

Agents Note: "We would recommend reviewing the Key Facts for Buyers link before viewing or purchasing this property which can be found at the end of this property listing or on our website"

DIRECTIONS

From Liskeard town centre, proceed along Barras St and at the mini roundabout bear left onto Greenbank Rd (B3254). At the next roundabout take the second exit for Callington, and at the following roundabout take the third exit onto Charter Way. Take the third left turn onto Aries Hill, just past Aldi, and follow the road bearing left and turning right in Dorado Lane where the property can be found on the right.

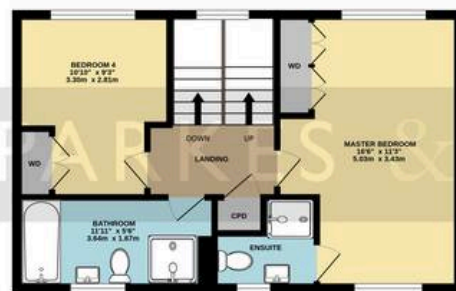
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GROUND FLOOR
441 sq.ft. (40.8 sq.m.) approx.



1ST FLOOR
439 sq.ft. (40.5 sq.m.) approx.



2ND FLOOR
427 sq.ft. (39.5 sq.m.) approx.



GARAGE
207 sq.ft. (19.2 sq.m.) approx.



TOTAL FLOOR AREA : 1514 sq.ft. (140.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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