



Woodgate Road, Liskeard

Offers Over £220,000

PARKES & PEARN

Property Consultants • Estate & Letting Agents

A bright and well-maintained three-bedroom semi-detached bungalow on Woodgate Road, Liskeard. Offered chain-free, this home enjoys generous living space, a private garden with views, and a garage making it ideal for those seeking comfort and convenience in a peaceful setting.

#### THE PROPERTY

Set in a quiet residential area, this three-bedroom semi-detached bungalow offers a welcoming layout and a sense of calm throughout. The spacious living room is bathed in natural light from a large picture window, framing leafy views and creating a relaxing atmosphere. The adjoining kitchen is modern and practical, featuring modern cabinetry, wooden effect worktops, tiled splashbacks, and some integrated appliances, a perfect blend of style and functionality.

Each bedroom is neutrally decorated, providing flexibility for family living, guests, or a home office. The bathroom includes a full-sized bath with shower over, complemented by a separate cloakroom for added convenience. The property also benefits from gas central heating, double glazing, and a garage with driveway parking.

This home is offered chain free, making it an attractive option for buyers looking for a smooth and straightforward move.

#### THE OUTSIDE

The property enjoys a generous plot with both front and rear gardens, offering a lovely sense of privacy and space. The front garden is elevated, bordered by mature shrubs and a neat lawn, with a pathway leading to the entrance and garage. The rear garden is a peaceful retreat enclosed by fencing and framed by established trees and greenery, creating a natural backdrop that changes beautifully with the seasons.

There is ample room for outdoor seating or dining, and the level lawn provides a safe and sunny area for children or pets to play. The garden's orientation captures plenty of daylight, making it an inviting spot to relax or tend to plants. The integrated garage and driveway add practicality.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D





## THE LOCATION

Woodgate Road sits within a quiet residential pocket of Liskeard, a well-connected Cornish market town known for its friendly community and easy access to coast and countryside. The property is within walking distance of local shops, schools, and leisure facilities, while the town centre offers a range of independent cafés, restaurants, and services.

Liskeard's mainline railway station provides direct links to Plymouth and London, and the nearby A38 makes travel across Cornwall and Devon straightforward. The surrounding area offers endless opportunities for outdoor exploration from scenic walks on Bodmin Moor to coastal adventures along the beaches of Looe and Seaton, both just a short drive away.

This location combines the best of both worlds: a peaceful residential setting with the convenience of town living and the beauty of Cornwall's landscapes right on your doorstep.

## FAQs

Garden Aspect – South

Tenure - Freehold

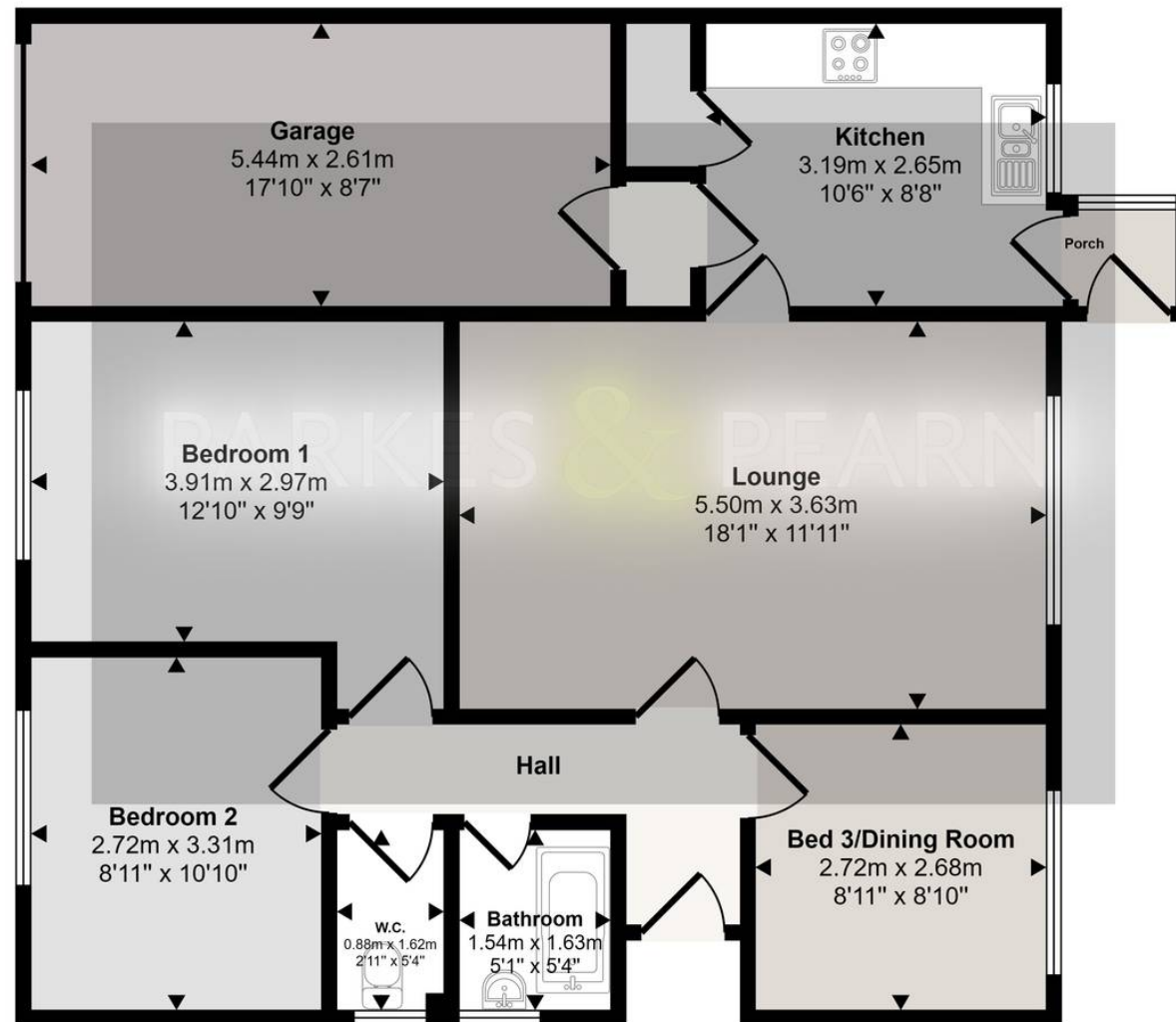
Built – 1983 to 1990 approx.

Seller's Position – Chain Free

Services - Mains electric, water, drainage, and gas



Approx Gross Internal Area  
87 sq m / 940 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



## Parkes and Pearn Property Consultants

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