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Putting your home on the map

East End,
Redruth

£189,500
Freehold







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Property Introduction

Situated within walking distance of the town centre, this updated terraced cottage is offered for sale chain free.

Recently redecorated, there are three bedrooms on the first floor and on the ground floor one will find a separate lounge and dining room, a refitted kitchen and a remodelled bathroom. The cottage benefits from modern electric storage heating which was installed in 2022 and there is uPVC double glazing. Set back from the pavement by a dwarf wall at the front, the rear garden is enclosed and features a patio leading to a lawn. Parking is available for two cars to the rear of the garden.

Ideal as a first home or for those looking to move up the property ladder there is a convenience store close by and schooling for all ages is within walking distance. Viewing our interactive virtual tour is strongly recommended prior to arranging a closer inspection.

Location

Towards the end of the road there is a late-night convenience store and the centre of the town will be found within a quarter of a mile and here there are both local and national shopping outlets. Redruth benefits from a mainline Railway Station with direct access to London Paddington and the north of England and the A30 trunk road is within a mile.

Schooling is available for all ages within walking distance and the county town of Truro is within ten miles, Falmouth on the south coast, which is Cornwall's university town will be found within eleven miles and Portreath on the north coast, which is noted for its sandy beach and active harbour, is within five miles.

ACCOMMODATION COMPRISES

uPVC double glazed door opening to:-

LOUNGE 16' 0" x 12' 1" (4.87m x 3.68m) maximum measurements

uPVC double glazed window to the front. Focusing on a bradstone style fire surround incorporating a display plinth to one side and with a plinth suitable for TV etc., It should be noted the fireplace is non-functional. 'Dimplex Quantum' electric heater and doorway to:-

DINING ROOM 11' 3" x 10' 4" (3.43m x 3.15m)
False fireplace with alcoves to either side. Programmable electric radiator, laminate flooring and understairs storage cupboard. Open beamed ceiling, archway through to kitchen and door to inner vestibule.



KITCHEN 9' 11" x 8' 5" (3.02m x 2.56m) maximum measurements
uPVC double glazed door and window to rear. Remodelled with a range of eye level and base units having adjoining roll top edge working surfaces and incorporating an inset stainless steel single drainer sink unit with mixer tap. Built-in double oven with inset ceramic hob over and featuring a stainless steel and glass cooker hood. Space and plumbing for an automatic washing machine and extensive ceramic tiled splashbacks.

INNER VESTIBULE
Stairs to first floor and door opening to:-



BATHROOM
uPVC double glazed window to the rear. Refitted with a modern suite consisting of pedestal wash hand basin, close coupled WC and panelled bath with 'Triton' electric shower over. Shower screen, extensive ceramic tiling to walls and a towel radiator. Two door airing cupboard containing copper cylinder with an immersion heater.

FIRST FLOOR LANDING
A central landing on two levels with doors opening off to:-



BEDROOM ONE 12' 0" x 12' 0" (3.65m x 3.65m)
uPVC double glazed window to the front. Programmable electric radiator.

BEDROOM TWO 8' 9" x 7' 7" (2.66m x 2.31m)
uPVC double glazed window to the front. Programmable electric radiator.

BEDROOM THREE 11' 4" x 10' 10" (3.45m x 3.30m) plus recess
uPVC double glazed window to the rear. Beamed linney ceiling and a programmable electric radiator.

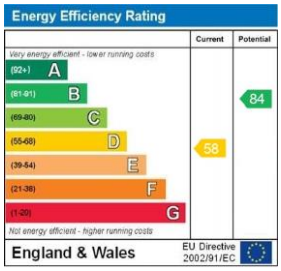
OUTSIDE FRONT
A dwarf wall sets the property back from the pavement and there is a small paved garden space.



REAR GARDEN
The rear garden is enclosed, suitable for children and pets and features an extensive paved patio leading to a lawned garden and there is a timber storage shed. External water supply. To the rear of the lawned garden, steps down to parking space suitable for two vehicles.

SERVICES
The property benefits from mains metered water, mains electricity and mains drainage.

AGENT'S NOTE
Please be advised that the Council Tax band for the property is band 'B'.



DIRECTIONS
From Redruth Railway Station proceed up the hill into Higher Fore Street and at a give way junction turn left into East End where the property will be identified on the left hand side by our MAP For Sale board. Please be advised that due to parking restrictions parking will need to be found nearby. If using What3words:- passage.novels.dividers





MAP's top reasons to view this home

- Updated terraced cottage close to town centre
- Three bedrooms
- 16' Lounge
- Dining room with beamed ceiling
- Remodelled kitchen
- Updated ground floor bathroom
- Modern electric heating
- uPVC double glazing
- Enclosed rear garden with parking
- Chain free sale

01209 243333 (Redruth & Camborne)
01736 322200 (St Ives & Hayle)
01326 702400 (Helston & Lizard Peninsula)
01736 322400 (Penzance & surrounds)
01326 702333 (Falmouth & Penryn)
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