

5 Gwel Trebarwith

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Trebarwith Crescent,Newquay, TR7 1EB

Town centre Airport 6 miles Truro 13 miles

A well presented two bedroom ground floor apartment offering stylish coastal living and stunning sea views.

- 2 bedroom ground floor apartment
- Master bedroom with ensuite
- Private balcony areas
- Leasehold
- EPC rating B
- Open plan kitchen/living/dining area
- Allocated parking space
- 10 year warranty
- Council tax band E

Guide Price £585,000

SITUATION

Re-imagined from its previous life as the site of Trebarwith Hotel, Gwel Trebarwith renews this forgotten corner of Newquay in tremendous fashion with a collection of new apartments and townhouses. Set within the heart of Cornwall's thriving hub of Newquay, Gwel Trebarwith is a centrally located prime development. A commanding location above Great Western beach sit 16 luxurious clifftop new homes boasting sensational sea views with the added exclusivity of private access to the beach.

Newquay offers the perfect mix of coastal beauty, outdoor adventure and relaxed lifestyle with its stunning beaches and famous surfing spots, it's a perfect place for anyone who enjoys being by the water. The town has a variety of cafes, restaurants, shops and schools plus an airport less than 6 miles from the town centre with flights to several UK cities as well as a number of international holiday destinations.







DESCRIPTION

A well presented two bedroom ground floor apartment offering stylish coastal living and stunning sea views. The spacious open plan kitchen, living and dining area opens directly onto a private balcony, ideal for enjoying the stunning sea views. The master bedroom features an ensuite and its own doors leading out to the balcony, while a modern family bathroom serves the second bedroom. Further benefits include a utility room and convenient additional storage.

OUTSIDE

This home includes one allocated parking space situated to the rear of the property, within a secure parking area accessed via remote controlled security gates. The property is also complemented by private balcony areas, providing exceptional outdoor space for dining and enjoying the stunning coastal views.

KEY FEATURES

- Mayflower kitchen with fully integrated appliances
- Quartz stone worktops
- Qooker Flex boiling water tap
- Underfloor heating supplied by Air Source Heat Pump
- Mechanical Ventilation with Heat Recovery
- Flooring: Engineered oak flooring and porcelain tiling
- Private beach access to Great Western Beach
- Landscaped communal gardens
- Remote access vehicle gate and coded pedestrian gate

AGENT NOTES

Traditional construction
Management Company charges apply.
Some photos in these details may be from another near identical property within the development.

SERVICES

Mains drainage, water and electric
Air Source Heat Pump
Broadband speed up to 1800 Mbps. Mobile coverage from EE, O2, three and Vodaphone likely.

VIEWINGS

Strictly by prior appointment with Stags Truro office on 01872 264488.

DIRECTIONS

The entrance to the development can be found off Trebarwith Crescent/Bothwick Road.

For exact location use What3words - ///grills.rotations.womanly



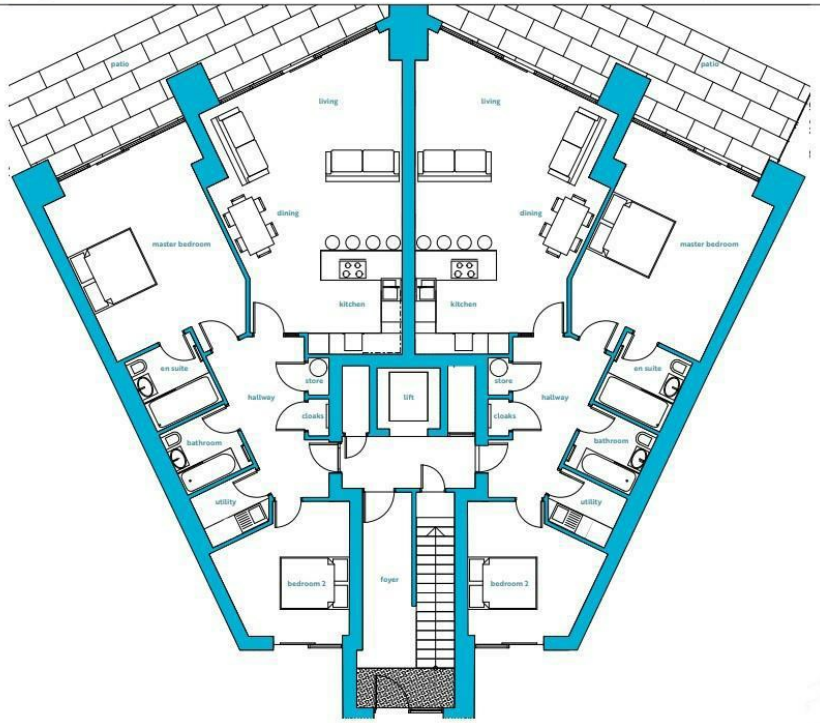




APARTMENTS 1+2

GROUND FLOOR

1076 ft² 100 m² | Leasehold | 2 | 2 | 1



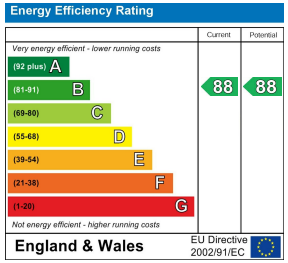
INTERNAL ROOM AREAS m²/ft²

HALLWAY	12.0	129	MASTER BEDROOM	25.0	269
UTILITY	2.1	23	MASTER EN SUITE	2.8	30
BEDROOM 2	12.9	139	KITCHEN/DINER	18.2	133
LIVING	18.2	133	BATHROOM	2.9	31



IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.

STAGS



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