

10 WHERRY PLACE

POLRUAN



THE PROPERTY SHOP



POLRUAN

PRICE

£299,000

10 Wherry Place



FOR SALE

PROPERTY TYPE

 Detached

BEDROOMS

 3

BATHROOMS

 1

LOCATION

 Polruan

EPC RATING

 E

- Chain Free
- Three Bedroom Detached Coastal Home
- Stunning Views Across Fowey Harbour
- Large Balcony Terrace
- Driveway Parking

- Spacious & Versatile Living Accommodation
- Bright & Airy Conservatory
- Modern First Floor Bathroom & Downstairs W/C
- Sought-After Waterside Village Location in Polruan





10 WHERRY PLACE

This beautifully positioned three-bedroom detached home enjoys an elevated setting within the highly sought-after waterside village of Polruan, boasting stunning views across Fowey Harbour and the surrounding coastline. Offering bright, spacious and versatile accommodation throughout, the property perfectly combines coastal charm with comfortable modern living.

The ground floor offers an impressively spacious and sociable layout, including a well-appointed kitchen, generous dining area and a bright and airy conservatory flooded with natural light. Large windows and doors create a wonderful connection to the outside space, while a convenient downstairs W/C adds further practicality for family living or visiting guests.

Upstairs, the property comprises three bedrooms, two of which benefit from French doors opening directly onto a substantial balcony terrace enjoying spectacular panoramic harbour views – an ideal spot for morning coffee or evening entertaining. A modern family bathroom serves the first floor, finished in a clean and contemporary style.

Externally, the property benefits from a rear garden, private outdoor spaces and parking, all designed to make the most of the exceptional surroundings. Located in the heart of the picturesque fishing village of Polruan, residents can enjoy charming narrow streets, waterside walks, local pubs, cafés and easy access across the river to Fowey. This is a rare opportunity to acquire a wonderful coastal home in one of Cornwall's most desirable waterfront locations.

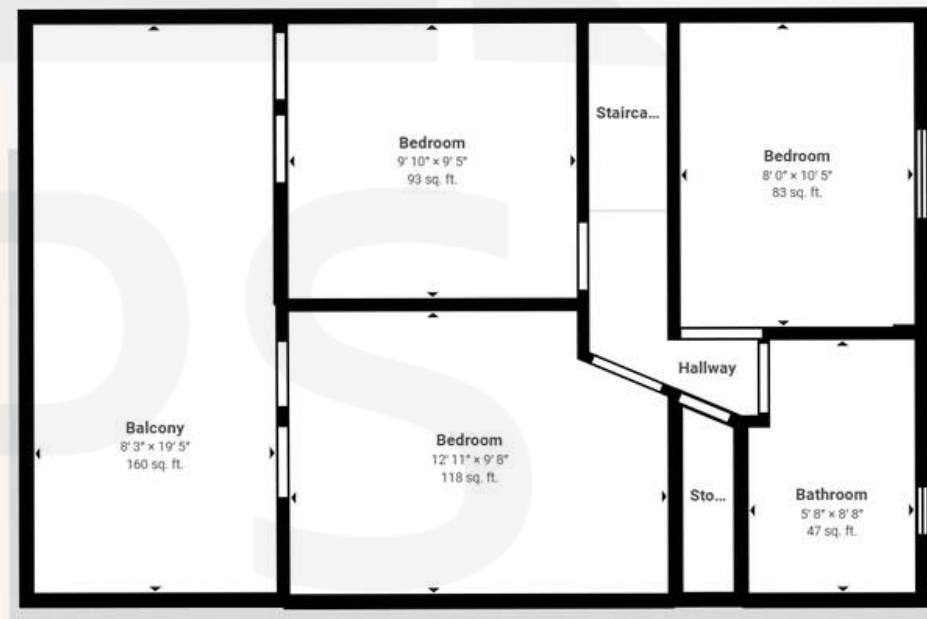




Ground Floor



First Floor



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Schools: Polruan Primary School, Fowey Primary School, Fowey Secondary School

Transport Links: Polruan is connected to Fowey by a regular passenger ferry. Fowey is only 3 miles from the main London- Penzance main railway line. Nearby links to the motorway system via the A38/A30. Flights to London and other destinations from Newquay

Viewing: Strictly by appointment.

Directions: Sat Nav [PL23 1QG](#)

What3Words: ///directors.wipe.tradition

Local authority: Cornwall Council

Council Band: C

Tenure: Freehold

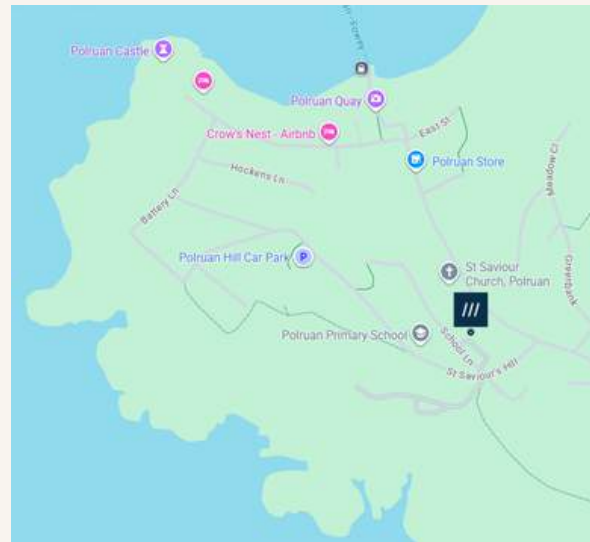
Services:

Heating – Oil Fired Central Heating

Electric – Mains

Water - Mains

Sewerage- Mains



Driveway Parking



VIEW PROPERTY ONLINE



TO FIND OUT MORE

Fowey Office
5 Trafalgar Square, Fowey,
PL23 1AZ
Tel: 01726 217 888

Lostwithiel Office
9 Fore Street, Lostwithiel,
PL22 0BL
Tel: 01208 872728

Bodmin Office
46-48 Fore Street, Bodmin
PL31 2HL
Tel: 01208 74182