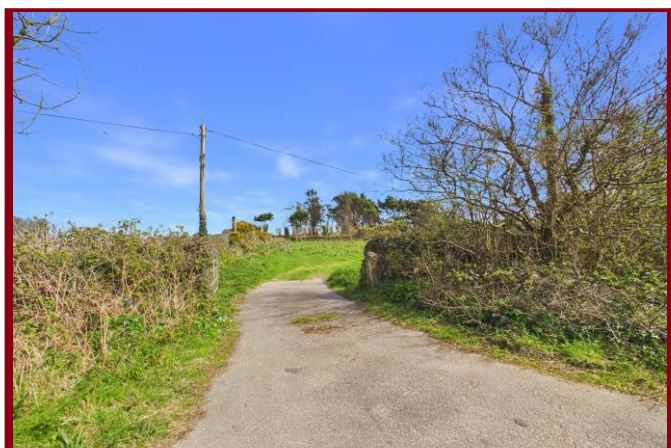




MAP estate agents
Putting your home on the map

**Land north of West Haven,
Sandy Lane, Redruth**

**£150,000
Freehold**

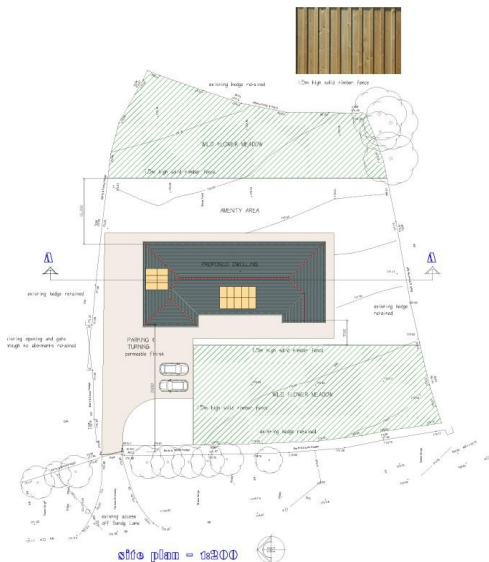


Description

Conveniently located for access to Truro and Falmouth and only three quarters of a mile from the centre of Redruth, this building plot is located off the A393 which runs to the East of the town. This is an exciting opportunity to purchase a plot with Full Planning Permission granted at appeal in November 2025 for the erection of a four bedroom bungalow with home office, kitchen/diner and integral garage. The proposed property borders a wild flower meadow to the front and rear and to one side there are allotments whilst to the other is a neighbouring garden. For further information on the plot we advise visiting Cornwall Council's planning portal quoting reference PA24/02088 for the full details of the permission and the appeal. Plot such as this are rarely available on the open market and interested parties are recommended to contact the Redruth office of MAP estate agents to arrange a viewing at their earliest convenience.

Location

Situated within a mile of the centre of Redruth where there are local and national shopping outlets, a mainline Railway Station with direct links to London Paddington and the North of England, plus access to the A30 Trunk road is to the North of the town. Schooling is available for all ages within walking distance and the plot is conveniently located for access to Truro which is the administrative and cultural heart of Cornwall being some 10 miles away and Falmouth which is the university town and famous for its sailing water which is a similar distance.



Portreath on the North coast which is noted for its sandy beach and active harbour is within 5 miles.

SERVICES

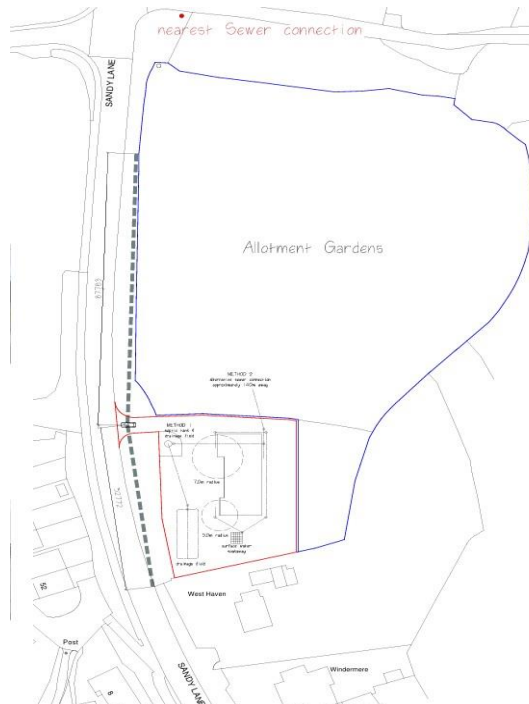
No services are presently connected to the plot.

AGENT'S NOTE

Please be advised that the Council tax band will be assessed on the completion of the build.

DIRECTIONS

From Redruth Railway Station, proceed up the hill into Higher Fore Street and at a give way sign turn right into St Day Road and at a staggered junction take a left hand turning towards St Day, at a staggered roundabout take the third exit into Sandy Lane and continue along after passing the entrance to Raymond Road on the right, the plot will be identified on the left hand side immediately passing allotments on the left. If using What3words:- Bells.Shunted.Baths.



MAP's top reasons to view this home

- Individual building plot
- Planning for a single storey dwelling
- Rural outlook to rear
- Far reaching views towards Carn Brea
- Planning permission granted November 2025
- Application reference PA24/02088
- Plot size approximately 2,400 square metres
- Convenient for access to Truro and Falmouth
- Redruth Railway Station within half a mile
- Rare opportunity

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01736 322200 (St Ives & Hayle)

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