

FOR SALE



Newquay

Stunning four bedroom modern property, ideally located only a short walk from the beach.

£550,000



Newquay

4 Bedrooms, 2 Bathrooms

£550,000

- Immaculately presented throughout
- Spacious and modern
- Close to the beach and a short walk to the town centre
- Energy efficient build with Eco friendly solar panels



PROPERTY DESCRIPTION

Introducing a stunning four-bedroom modern townhouse nestled in the picturesque coastal town of Newquay with partial sea views and being only a short walk to the beach and town centre. This impeccably designed residence offers an exquisite blend of contemporary elegance and comfortable living, making it an ideal choice for those seeking a stylish and convenient lifestyle.

Upon entering, you are greeted by a light-filled foyer that leads to a spacious open-plan living area. The sleek and modern kitchen features high-end appliances and ample storage space, perfect for culinary enthusiasts and social gatherings. The adjoining dining area seamlessly flows into the inviting living room, creating a harmonious space for relaxation and entertainment.

The townhouse boasts four generously sized bedrooms, each thoughtfully designed to provide privacy and tranquillity. The master suite is a true sanctuary, complete with an ensuite bathroom and a walk-in wardrobe. Bedroom two is complimented by its own ensuite and walk in wardrobe and the remaining bedrooms are equally impressive, offering comfortable accommodations for family members or guests. There is also a separate high specification family bathroom.

This property has a private patio garden accessible from the living area provides an idyllic spot for al fresco dining and enjoying the coastal breeze after your day at the beach. There is also off road parking at the front of the property for at least one vehicle.

Located in the heart of Newquay, this townhouse offers the perfect balance of tranquillity and convenience. It is within close proximity to the town centre, renowned beaches, and a variety of amenities, ensuring residents can enjoy the vibrant coastal lifestyle that Newquay has



to offer. With its contemporary design, spacious interiors, and desirable location, this four-bedroom modern townhouse presents an exceptional opportunity to own a stylish and luxurious home in one of Cornwall's most sought-after destinations. Don't miss the chance to make this remarkable property your own.

ENTRANCE HALL

With door leading to main living space and stairs that rise to the first floor

KITCHEN/LIVING ROOM 29' 11" x 12' 11" (9.129m x 3.946m)

This impressive space runs the full length of the house and comprises of a high spec kitchen with integral appliances, dining area and living room with sliding doors leading to the rear patio garden.

WC

On the ground floor there is a WC access from the living room with wash hand basin.

FIRST FLOOR LANDING

From the ground floor stairs rise to the first floor and rise again to the top floor. Access to the two bedrooms on this floor and the family bathroom. There is also a hallway cupboard.

BEDROOM 3 12' 11" x 10' 6" (3.943m x 3.218m)

Bedroom three is located at the front of the property and is a generous double room.

BEDROOM 4 12' 11" x 9' 3" (3.946m x 2.844m)

With aspect to the rear bedroom 4 is currently setup as a twin room with a large built in wardrobe, however it could easily accommodate a double bed.

FAMILY BATHROOM

Finished to a high standard the bathroom is fitted with a three piece suite comprising bath with shower over, WC and wash hand basin.

SECOND FLOOR LANDING

Stairs rise from the first floor. Doors to both bedrooms.



BEDROOM 2 9' 4" x 9' 4"
(2.852m x 2.853m)

Located on the top floor bedroom two as views over the rear and has a large walk in wardrobe as well as private ensuite shower room

BEDROOM 1 17' 1" x 12' 11"
(5.225m x 3.952m)

The main bedroom is exceptionally spacious and enjoys the partial sea views towards the beach. Built in wardrobe. Ensuite shower room.

ENSUITE

Finished to a high standard and comprising of a large double shower, WC and wash hand basin as well as wall mounted towel rail.

REAR GARDEN

To the rear of the property there is an enclosed garden which has been laid with AstroTurf making it extremely low maintenance. There is also a area of patio and a large storage shed. Gate providing access to the rear.

OUTSIDE

To the front of the property there is off road parking for at least one vehicle



Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B	86 B	87 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		





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