



Tremar Lane,
Liskeard,
PL14 5DQ
£750 pcm



Trowbridge's
ESTATE & LETTINGS





ENTRANCE LOBBY

The property can be approached via step-way leading to a double glazed door with double glazed windows giving access to the entrance lobby hall. Cloaks hanging space, security light

DINING ROOM

11' x 10' (3.35m x 3.05m) From the entrance lobby hall, double glazed door offers access to the dining room. Wall-mounted Dimplex night storage heater, granite fireplace with granite lintel incorporating wood burner with stove, three ceiling-mounted downlights, TV aerial connection point, consumer unit



SITTING ROOM

13' x 10' (3.96m x 3.05m) From the dining room, pine latched door offers access to the sitting room. Side aspect double glazed window with slate sill, two further double glazed windows with slate window seats, wall-mounted vent and extractor, wall-mounted Mitsubishi electric unit for heat and air conditioning, further consumer unit with electric meter, ceiling-mounted pendant light point, TV aerial connection point

KITCHEN

11' x 7' (3.35m x 2.13m) From the dining room, there is access to the kitchen. Side aspect double glazed



window with slate sill, obscure glazed, double glazed door offers access to the outside space, work surfaces incorporating matching low-level and eye-level units offering cupboard and drawer space, built-in wine rack, LEC refrigerator, Indesit cooker with ceramic hob and splash-back, stainless steel cooker hood with fan and light over, Indesit washer/dryer one and a quarter bowl single drainer sink unit with mixer tap, six ceiling-mounted inset downlights

FIRST-FLOOR LANDING

From the kitchen, staircase offers access to the first-floor landing with access to loft space

BEDROOM ONE

11' x 9' (3.35m x 2.74m) From the first floor landing, latched pine door offers access to bedroom one. Double glazed window with slate window seat, further low-level obscure glazed, double glazed window, wall-mounted electric heater, ceiling-mounted pendant light point, access to boarded loft space with loft ladder



EN-SUITE

5' 10" x 4' (1.78m x 1.22m) From bedroom one, latched pine door offers access to the en-suite shower room. Obscure glazed, double glazed window with slate sill, shower cubicle with waterproof walls and Triton shower controls and attachment, vanity unit incorporating wash hand basin with mixer tap and cupboard space under, electrically heated towel rail, low-level WC, internal glazed window, ceiling-mounted vent, ceiling-mounted light point



BEDROOM TWO

11' x 10' 10" (3.35m x 3.3m) From the first floor landing, latched pine door offers access to bedroom two. Double glazed window, TV aerial connection point, ceiling-mounted cluster of three downlights, wall-mounted Dimplex night storage heater

FAMILY BATHROOM

11' x 4' 10" (3.35m x 1.47m) From the first floor landing, latched pine door offers access to the family bathroom. Obscure glazed, double glazed window with tiled sill, wall-mounted electric heater, low-level WC, vanity unit incorporating wash hand basin with mixer tap and cupboard space under, panel enclosed bath with shower screen, Gainsborough shower controls and attachment, waterproof walls to bath/shower area, pine door offers access to the airing cupboard with hot water tank immersion heater, ceiling-mounted light point, wall-mounted extractor fan



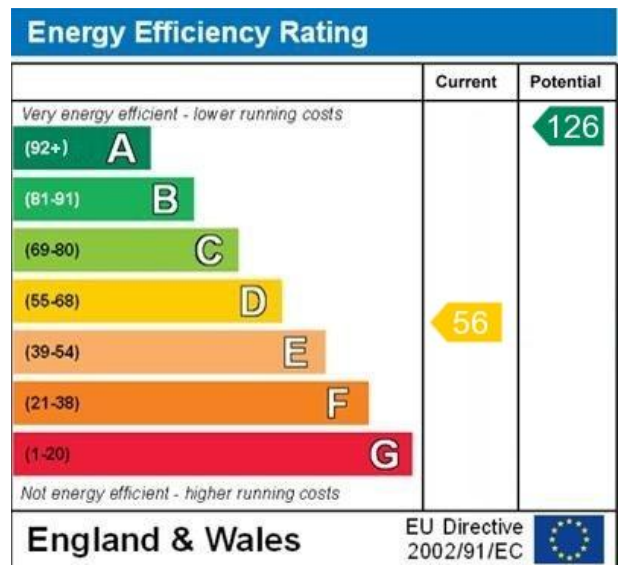
OUTSIDE SPACE

There is a pathway to the rear that leads to the door offering access to the kitchen. The pathway leads onto a decked area with a garden shed for storage



VIEWINGS ARE HIGHLY RECOMMENDED

AVAILABLE FROM MID-DECEMBER ON A LONG-LET BASIS



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