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BILL BANNISTER

Sales & Lettings



3 Peters Terrace Foundry Hill

Stithians, Truro, TR3 7BT

Guide price £185,000



Offered for sale with no onward chain, this character cottage offers two bedrooms, an open plan lounge/kitchen, utility room and first floor shower room. The property has many character features and would benefit from some updating. Externally there are small enclosed gardens to both front and rear.



Set in the popular village of Stithians, this charming two bedroom character cottage comes to the market and would benefit those wishing to enhance the characteristics. The property has an inglenook fireplace and an open fireplace, double glazing and secondary double glazing, beamed ceilings and character wooden doors, some of which are stable doors. This really is a fantastic opportunity for somebody wanting to buy a quirky cottage and put their own mark on it.

Half obscure glazed door to:

OPEN PLAN KITCHEN/LOUNGE

17'3" x 12'11" (5.26m x 3.94m)

The lounge has a feature open fireplace and slate hearth with wooden mantel and shelving. Window to the front with a built-in window seat and storage below. Stairs to first floor, sofa. The kitchen area has a range of base and eye level units with roll edge work surfaces and tiled surrounds. Enamel one and a half bowl sink and drainer, Cookwork cooker and a Hotpoint extractor. Spot lighting, charming inglenook fireplace with slate hearth, wall mounted heater and window through to utility. Half glazed stable door to:

UTILITY ROOM

9'4" x 5'0" (2.87m x 1.53m)

Built-in cupboards and shelving, fuse box, space and plumbing for a washing machine. Windows and stable door to rear outside area.

FIRST FLOOR

LANDING

5'6" x 3'2" max (1.69m x 0.99m max)

BEDROOM 1

8'2" x 10'0" (2.49m x 3.07m)

Window overlooking the front of the property with views beyond. Loft access, wooden floor, double bed and a built-in cupboard housing the hot water cylinder with shelving. Built-in wardrobe with hanging rail and shelving.

BEDROOM 2

8'8" x 7'7" (2.66m x 2.33m)

Window to the rear with countryside views and a deep sill. Wall mounted heater.

SHOWER ROOM

6'0" x 5'1" (1.83m x 1.57m)

Shower cubicle with sliding doors, Aqua-board surround and a wall mounted Triton shower. Pedestal wash hand basin and wc. Window to the rear with a deep sill.

OUTSIDE

To the front there is a small garden area enclosed by stone walling with a pathway leading to the front door. There is a small rear garden area enclosed by block walling.

DIRECTIONS

From our office in Redruth take the main road towards Falmouth passing through the village of Lanner. Continue on the main road towards Ponsanooth and at the top of Ponsanooth Hill turn right at the crossroads signed Stithians. Proceed along Tubbon Hill and take the third turning right into Foundry Road. Proceed along here and Peters Terrace will be found on the right hand side.

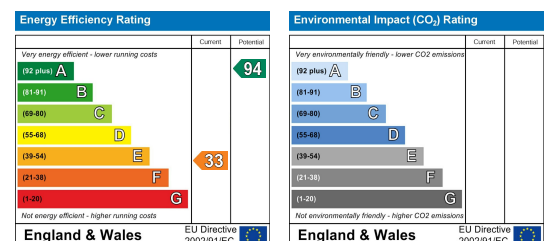
Area Map



Floor Plans



Energy Efficiency Graph



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