

8, Kelsey Drive

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Crantock, Newquay, Cornwall TR8 5FR

Truro - 11 miles. Newquay - 3.5 miles.

Stylish three bedroom semi-detached house in the ever desirable village of Crantock.

- Three Bedrooms
- Garage & Parking
- Hot Tub Installed
- Air Source Heating
- Freehold
- Master En-suite
- Internal Viewing Advised
- No Onward Chain
- EV Charger
- Council; Tax Band - D

Guide Price £450,000







THE PROPERTY

A beautifully presented, modern three bedroom family home, built in recent years by the highly regarded Legacy Properties and occupying a desirable position within this sought-after development in the picturesque coastal village of Crantock.

Finished to a high specification, the property is approached via a welcoming covered porch leading into a bright entrance hall. From here, the accommodation flows naturally through to a comfortable sitting room and an impressive open-plan kitchen/dining area, which opens directly onto the rear garden creating an ideal space for both everyday family living and entertaining. The ground floor is completed by a convenient downstairs cloakroom. To the first floor are three well-proportioned double bedrooms. The master bedroom benefits from its own en-suite shower room, while the remaining bedrooms are served by a stylish family bathroom.

With its contemporary design, high-quality specification and enviable village setting, this attractive home offers an excellent opportunity for those seeking modern coastal living in one of Cornwall's most desirable locations.

OUTSIDE
The rear garden is well proportioned and nicely enclosed with a private rear door into the garage. The garden is laid partly to artificial grasswith a paved patio providing a very low level of maintenance and there is a hot tub is sited under a covered shelter making for all year round use.

The front garden is nicely planted with established shrubs and enjoys a single garage and private driveway sitting to one side with an EV charging point and pedestrian door to the rear garden.

SITUATION
The property is just a short walk from the village centre and beach. Crantock is a charming coastal village in Cornwall, nestled just southwest of Newquay beside the scenic River Gannel estuary. Known for its golden sandy beach, dramatic dunes, and tranquil atmosphere, Crantock offers a perfect blend of natural beauty and historical intrigue. The village is steeped in history, with roots tracing back to Irish missionaries in the 5th century, and features the beautiful St Carantoc's Church at its heart. Visitors can enjoy surfing, coastal walks along the South West Coast Path, and explore hidden gems like the cave carvings on Crantock Beach. With its quaint cottages, two welcoming village pubs, and dog friendly shoreline, Crantock is a peaceful retreat full of Cornish character. A main draw for Crantock is the famous beach, a vast expanse of golden sand backed by dunes, perfect for sunbathing, surfing, and dog walking year-round. Nearby, Polly Joke Beach is a quieter, more secluded spot ideal for families and nature lovers. The South West Coast Path runs through the area, offering breathtaking walks along the cliffs and estuary.

SERVICES
Mains water, electricity and drainage are connected. Central heating via Airsource.
Broadband: Basic, Superfast and Ultrafast are available up to 1800 Mbps (Ofcom).
Mobile phone: 02, EE, Three and Vodaphone are likely (Ofcom).
Flood Risk - Very Low.
Satellite and Fibre - Sky and BT are available (Ofcom).
Council Tax Band - D
Management fee - £345 pa.

VIEWINGS
Strictly and only by prior appointment with Stags' Truro office.

AGENTS NOTE
The property is now unfurnished and vacant.

DIRECTIONS
Proceeding westbound along the A3075 exiting Newquay, take the turning on your right hand side signposted West Pentire and Crantock and continue where the land becomes Halwyn road, as you enter the village passing the Crantock signs, the development can be found on the right hand side, turn right into Halwyn Avenue where Kelsey Drive can be found a short way in on the right hand side. The property will be identified by our for sale sign.

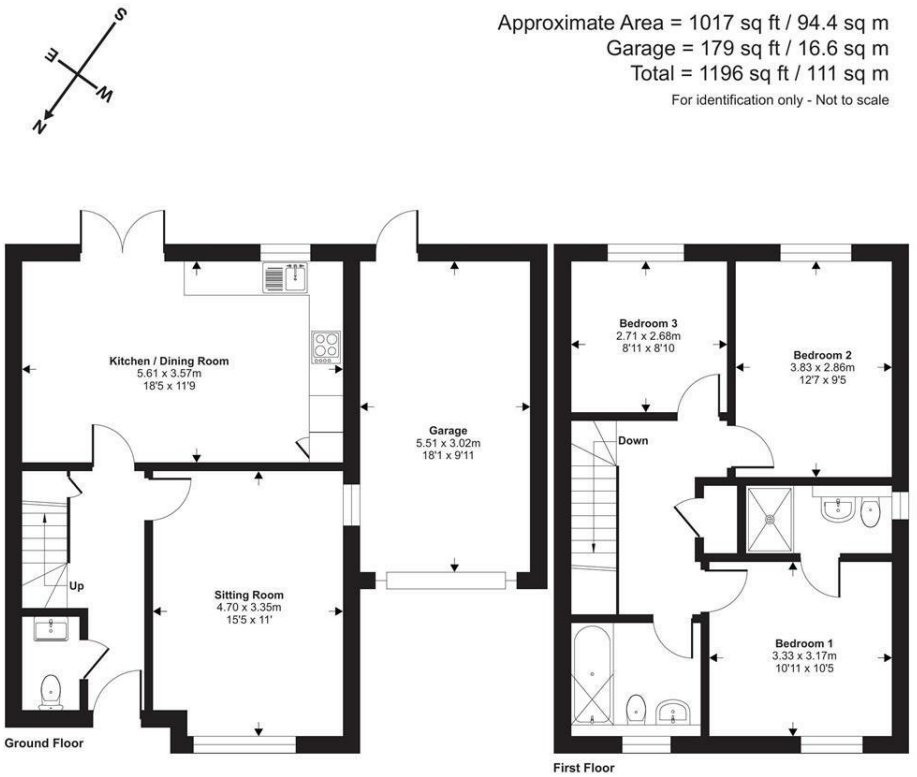


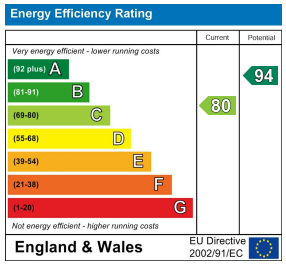




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