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Southgate Street, Redruth

£270,000
Freehold







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Property Introduction

Situated on the Falmouth side of Redruth, Jasmine Cottage is a deceptively large detached property ideal for family living.

Well presented, there are three double size bedrooms on the first floor and on entering the cottage there is a dining room with doors opening to the lounge, refitted kitchen and remodelled bathroom.

With the exception of the bathroom window, there is modern uPVC double glazing and one will find gas fired central heating supplying radiators. To the outside, the rear garden is enclosed, secure for younger children and pets, and is attractively laid to lawn with mature planted boarders, there is a summerhouse with adjacent patio ideal for barbeques during summer months together with an aluminium storage shed.

In summary, a truly superb family home that requires a closer inspection to be fully appreciated and viewing our interactive virtual, tour is strongly recommended prior to arranging a closer inspection.

Location

The property is situated within three quarters of a mile of the town centre on the Falmouth side of the town. Redruth offers a range of both national and local retail outlets, there is a mainline Railway Station which connects to London Paddington and the North of England and schooling for all ages is within walking distance. Redruth is also home to Kresen Kernow which houses the worlds largest collection of archive and library material relating to Cornwall and its history.

The A30 Trunk Road runs to the north of the town and gives a direct route out of the county, the North coast at Portreath is within five miles, Truro, the administrative and cultural centre of Cornwall is within ten miles and the South coast university town of Falmouth is within nine miles.

ACCOMMODATION COMPRISES

uPVC double glazed door opening off to:-

ENTRANCE VESTIBULE

With a glazed door to an open hallway leading to:-

DINING ROOM 14' 5" x 11' 11" (4.39m x 3.63m)

uPVC double glazed window to the front. Arched recessed former fireplace ideal for display purposes, open beamed ceiling and with part stone relief to either side of the window. Radiator.

LOUNGE 12' 2" x 10' 11" (3.71m x 3.32m)
uPVC double glazed window to the front incorporating a window seat. Wood fire surround with hearth housing an electric coal effect fire. Dado rail and radiator.

INNER HALLWAY
With recessed turning stairs to the first floor and featuring a uPVC double glazed window to the rear. Understairs storage cupboard. Doors off to:-

KITCHEN 11' 9" x 7' 1" (3.58m x 2.16m)
uPVC double glazed window to the rear and uPVC double glazed door to rear. Remodelled with a range of eye level and base white-faced units having adjoining square edge wood working surfaces incorporating an inset stainless steel single drainer sink unit with mixer tap. Built in Hotpoint oven with inset Hotpoint ceramic induction hob over and with cooker hood. Space and plumbing for an automatic washing machine and fridge freezer. Beamed ceiling.

BATHROOM
With a single glazed window to the rear. Remodelled with a close coupled WC, pedestal wash hand basin and panelled bath with mixer shower. Extensive ceramic tiling to walls, towel radiator and recessed linen cupboard.

FIRST FLOOR LANDING
A central landing with panelled doors opening off to:-

BEDROOM ONE 13' 4" x 12' 2" (4.06m x 3.71m)
uPVC double glazed window to the front. Featuring a bonnet ceiling, radiator and access to loft space.

BEDROOM TWO 15' 7" x 12' 3" (4.75m x 3.73m)
uPVC double glazed window to the front. With a bonnet ceiling, two recesses suitable for wardrobes and a cupboard housing a Bosch combination gas boiler.

BEDROOM THREE 11' 8" x 8' 2" (3.55m x 2.49m)
uPVC double glazed window to the rear. Built in workstation ideal for homeworking and a radiator.

OUTSIDE FRONT
To the front, the cottage is set back from the road by a dwarf stone wall and there is pedestrian access to the side.

OUTSIDE REAR
The rear garden is enclosed, secure for younger children and pets and immediately to the rear of the cottage there is a paved area with steps that lead up to the garden which is laid to lawn with attractive mature shrub boarders. At the top of the garden there is a timber frame summerhouse and an adjacent patio ideal for barbequing and on the lower level of the garden there is an aluminium storage shed together with external water supply and external power supply.

AGENT'S NOTE
Council Tax band 'C'.

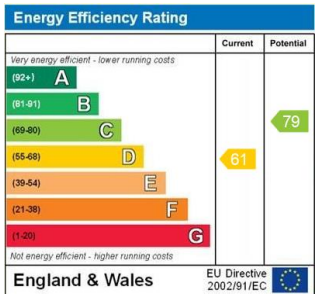
SERVICES
The property benefits from a metered mains water supply, mains electricity, mains gas and mains drainage.

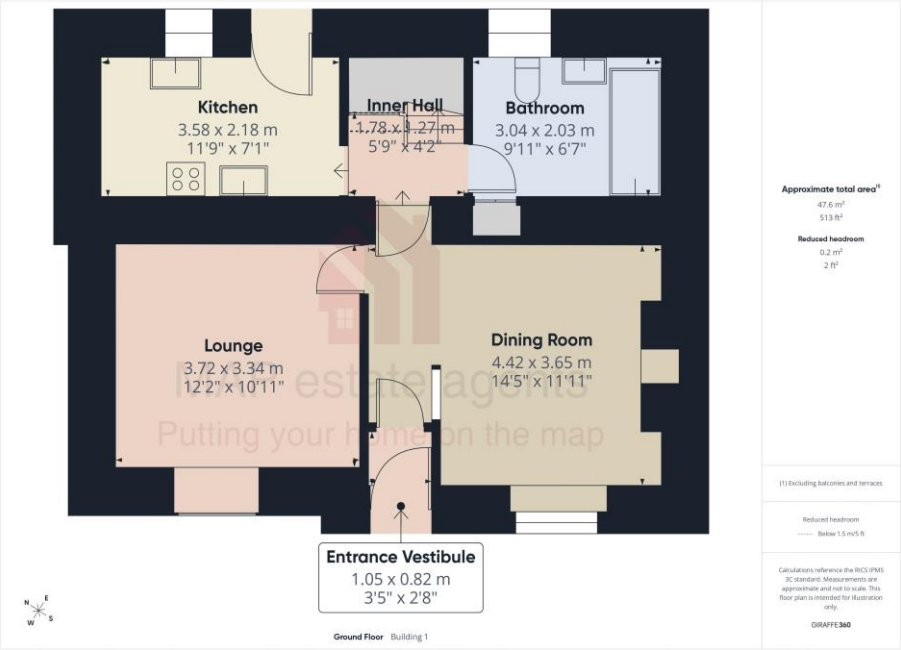




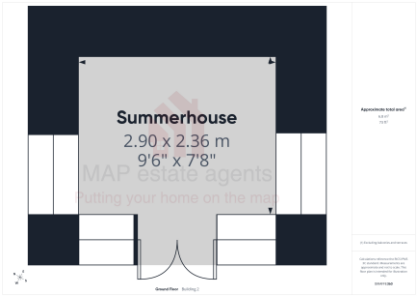












MAP's top reasons to view this home

- Well presented detached cottage
- Three double size bedrooms
- Lounge
- Dining room
- Re-fitted kitchen
- Remodelled bathroom
- Gas central heating
- Double glazed (excluding bathroom window)
- Attractive enclosed rear garden
- Ideal family or first home, viewing recommended

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