



- Former public house, planning permission for two × two bedroom and one × three bedroom terraced houses

A residential development opportunity comprising a former public house with a Grant of Conditional Planning Permission in place, under application number APP/D0840/W/20/3251246 on the 9th September 2020 for 'Proposed change of use of public house to three dwellings, external alterations and demolition of outbuildings to the rear at the Mark of Friendship, New Street, Millbrook, Cornwall PL10 1BY. The permission is granted in accordance with the terms of the application ref PA19/07150 dated 8th September 2019. Interested parties must make and rely upon their own planning enquiries of Cornwall Council Planning Department.

**Situated** The Cornish village of Millbrook sits on the Rame peninsular and offers a selection of day to day shopping facilities, amenities including a doctors surgery, public house and primary school, with further facilities and amenities available at Kingsand, Cawsand, Torpoint and Plymouth city centre beyond via the Torpoint Ferry.

**Proposed Accommodation House 1**

**Ground Floor** Entrance hall, living room, kitchen/diner, WC.

**First Floor** Landing, two bedrooms and bathroom

**House 2**  
**Ground Floor** Entrance hall, living room, kitchen/diner, WC.

**First Floor** Landing, two bedrooms and bathroom. Second



Proposed South West Elevation



Proposed North West Elevation



Proposed Ground Floor Plan

Floor: Master bedroom and en-suite shower room.

**House 3**  
**Ground Floor** Entrance hall, living room, kitchen/diner, WC.

**First Floor** Landing, two bedrooms and bathroom.

**Outside** All properties will have the benefit of their own private enclosed rear courtyard gardens, with bin and cycle storage.

**Viewings**

Strictly by prior appointment with Miller Countrywide Torpoint 01752 813688. General enquiries Countrywide Property Auctions 01395 275691.

**Note** We understand that the property is subject to VAT.