

LOT
86

40 Trewartha Estate, Carbis Bay, St. Ives, Cornwall TR26 2TQ

GUIDE PRICE **£150,000+***

VACANT RESIDENTIAL

Description

A three bedroom semi-detached property requiring modernisation, having the benefit of front and rear gardens and on drive parking in Carbis Bay. The property currently comprises ground floor bathroom, kitchen/breakfast room, lounge/diner and rear lobby with WC and storeroom, with three bedrooms and a WC at first floor level.

Situated

Trewartha Estate can be found off Tren crom Lane with nearby convenience store, pharmacy, restaurants and a blue flag beach. There are regular bus services and a railway link to St Ives, offering further facilities and amenities catering for all age groups, along with easy access to the A30.

Ground Floor

Entrance hall, lounge/ diner, kitchen/breakfast room, bathroom, rear lobby with WC and store room giving access to the rear garden.

First Floor

Landing, three bedrooms and bathroom.

Outside

Lawned front and rear good sized gardens, on drive parking space.

Viewings

Strictly by prior appointment with Miller Countrywide St Ives 01736 797331. General enquiries Countrywide Property Auctions 01395 275691.

EPC Rating

G

Council Tax Band

B



Note

The property is subject to a Section 157 local authority restriction, whereby any purchaser must have lived or worked in Cornwall for the last three years. Please refer to the legal pack for further information.

Tenure

Freehold