Yew Tree Cottage, Botallack, St. Just, Penzance, TR19 7QG

GUIDE PRICE £185,000+[*]

VACANT RESIDENTIAL

Description

A three double bedroom detached character cottage requiring updating and some remedial works, set in the highly sought after hamlet of Botallack, enjoying a plot size of circa 0.3 acres with glorious views over the surrounding countryside to the sea beyond from the upper floors. The property offers spacious living accommodation, level gardens being mainly laid to lawn with a patio seating area and on drive parking for several vehicles.

Situated

The rural hamlet of Botallack is steeped in Cornish mining history and sits within the Cornish and West Devon World Heritage Site, with a village pub and in proximity of Cot Valley & Cape Cornwall golf and leisure club. The nearby town of St Just offers a comprehensive range of bespoke shops and cafes, educational and leisure activities, with many glorious beaches nearby.

Ground Floor

Entrance hall, kitchen/breakfast room, sitting room with conservatory off, dining room and utility room.

First Floor

Landing, three double bedrooms, bathroom and under eaves loft space/storage room.

Outside

Gravelled driveway with on drive parking for several vehicles with the main gardens lying to the rear of the property with areas of lawn and patio seating area.

Viewings

Strictly by prior appointment with Miller Countrywide Penzance 01736 364260. General enquiries Countrywide Property Auctions 01395 275691.

Note

The property will require some remedial works to the structure. Copies of structural/ site surveys and mining reports will be included within the legal pack. Interested parties must make and rely upon their own investigations. Measurements have been taken using the Promap mapping facility, interested parties must make and rely upon their own measurements. The Promap shown is for approximate identification purposes only and is not to scale. Crown Copyright Reserved.

EPC Rating
F

Council Tax Band
D