

LOT  
**132**

10 Jack Stephens Estate, Penzance, Cornwall TR18 2QE

GUIDE PRICE **£100,000–£125,000\***

VACANT RESIDENTIAL

### Description

A spacious three bedroom maisonette having the benefit of a private balcony accessed via the lounge/diner and additional garden area, situated in proximity of local amenities, schools and colleges, Penzance town centre and public transport links. The property offer a modern fitted kitchen, lounge/diner and balcony, with three bedrooms and a shower room on the upper floor. The property is likely to appeal to both the residential lettings fraternity and owner/occupiers in this popular residential location.

### Situated

Penzance is a thriving and popular seaside town offering a comprehensive range of both High Street and boutique shops, cafes and restaurants, educational facilities catering for all age groups, along with the recently refurbished Promenade and Lido, sandy beaches. Penzance has easy access to the A30 and a mainline railway station.

### Ground Floor

Entrance hall, lounge/diner, kitchen.

### First Floor

Landing, three bedrooms, shower room.

### Outside

Private balcony accessed from the lounge/diner and additional garden area.



### Viewings

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

### EPC Rating

E

### Council Tax Band

B

### Lease

125 years from 27th June 1988. Service charge and buildings insurance £22.98 per month. Ground rent £10 per annum.