

SCOTT
PARRY

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SELLING HOMES THAT FULFIL YOUR LIFESTYLE

3 HAVETT CLOSE, DOBWALLS, LISKEARD, PL14 6NE

OFFERS IN EXCESS OF £175,000





A terraced house conveniently positioned for the village amenities and only 6 miles from the romantic landscape of Bodmin Moor. About 925 sq ft, 13' Sitting Room, 20' Kitchen/Dining Room, Study, Laundry, 3 Bedrooms, Bath/Shower Room, Garden.

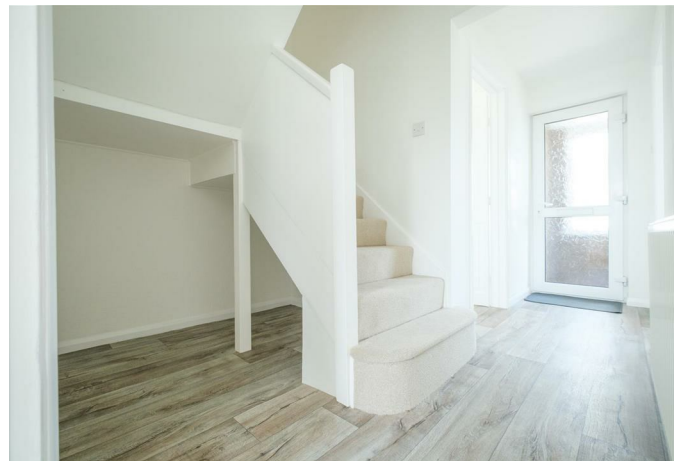
LISKEARD 3 MILES, WHITSAND BAY 14 MILES,
PLYMOUTH 23 MILES

LOCATION

The property is situated with convenient access to the A38 and the amenities of Dobwalls and Liskeard. Dobwalls has the usual village facilities including shop/post office, public house, church and primary school. Market town facilities can be found in Liskeard including a wide range of shopping, educational and recreational facilities together with a sports centre and mainline railway station (Plymouth to London Paddington 3 hours).

The city of Plymouth lies within commuting distance where there is also excellent shopping facilities and a car ferry providing a regular service to France and Northern Spain. The beautiful South Cornish coastline lies approximately 11 miles distant. Golf is available at Bindown, near Looe, and also the spectacular waterside course at Portwrinkle together with the internationally renowned course at St Mellion with its additional leisure facilities. Boating, sea fishing and other watersports are available all along the South Cornish coast.

The surrounding beautiful countryside of South East Cornwall provides further leisure opportunities and, indeed, there are a wide network of footpaths in the nearby West Looe River Valley.



DESCRIPTION

3 Havett Close comprises a terraced house which has recently undergone some refurbishment and is nicely presented. The property has full double glazing and mains gas central heating with an energy performance certificate rating of C.

The accommodation extends to about 925 sq ft and briefly comprises - GROUND FLOOR - Open Fronted Porch - Reception Hall - 13' Sitting Room with village and country views - 20' Kitchen/Dining Room - Study - Laundry Room with Gas Boiler - FIRST FLOOR - 3 Bedrooms (2 double and 1 single) with village and country views - Bath/Shower Room.

OUTSIDE

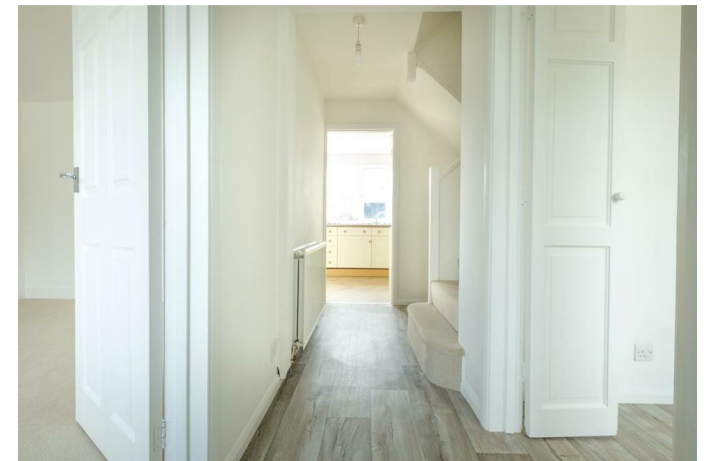
Low maintenance front garden. Enclosed courtyard garden to the rear with west aspect. Pedestrian right of way for one neighbour.

EPC RATING - C, COUNCIL TAX BAND - B

Mains water, electricity, gas and drainage.

DIRECTIONS

Using Sat Nav - Postcode PL14 6NE







3 Havett Close, Dobwalls

Approximate Gross Internal Area = 85.9 sq m / 925 sq ft

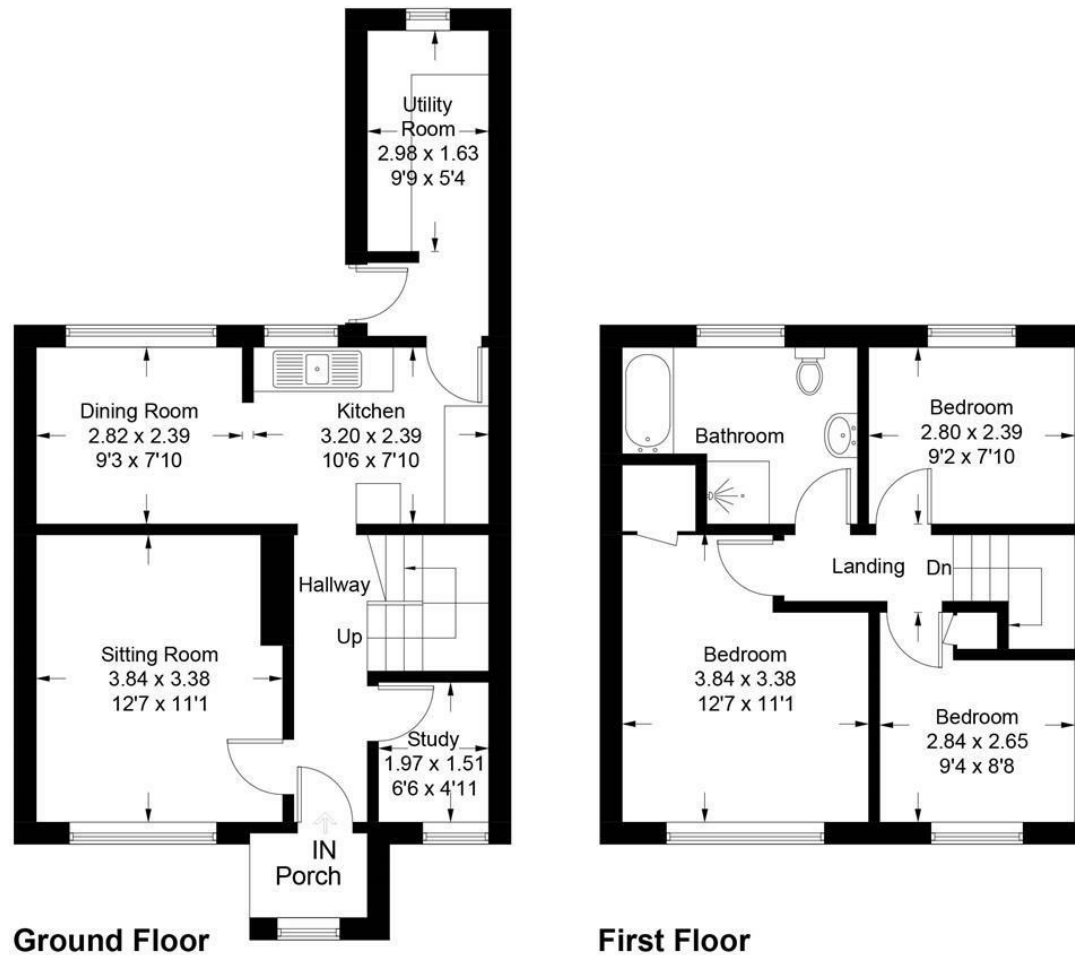


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These particulars should not be relied upon.