

EST. 1999

C A M E L

COASTAL & COUNTRY



Pine Trees, Cornhill

St Blazey, PL24 2NN

Asking Price £595,000



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The Property

NEARING COMPLETION - This stunning family home is set in a semi-rural setting down the end of a quiet lane with its own private driveway and benefiting from beautiful views over the neighbouring countryside and village.

The property offers accommodation that comprises, four double bedrooms, a large living room with woodburner, well fitted kitchen, family bathroom and ensuite to the master bedroom. There is also a utility room and integral garage, large welcoming entrance hall and downstairs WC. Any buyer looking to get in quickly will get the added benefit of being able to have an input into the finish. Floorings, kitchen and bathrooms are something that could be tailored to their requirements.

Sea View is located in a quiet, semi-rural location, towards the end of a tree lined lane. Tucked away in the corner but with the advantage of an elevated plot, you will enjoy views that stretch out over St Blazey to Kilhallon and out to Par Bay.

The property boasts being an eco-friendly home

with Air source heat pump, Solar panels and private water treatment.

Within a short walk of the plot you will find shops, post office, public house and bus services. Slightly further on you will find a mainline train station and choice of beaches, costal walks and woodland walks.

Directions

Sat Nav: PL24 2NN

What3words: [////////share.shady.bulldozer](https://www.what3words.com/share/shady.bulldozer)

Property Information

Age of Construction: 2025

Construction Type: Block and Timber

Heating: Air Source Heat Pump and Solar

Electrical Supply: Mains

Water Supply: Mains

Sewage: Treatment Plant

Council Tax: Not assigned as yet

EPC: Awaiting

Tenure: Freehold

Agents Notes

VIEWINGS: Strictly by appointment only with Camel Homes, Perranporth.

MONEY LAUNDERING REGULATIONS

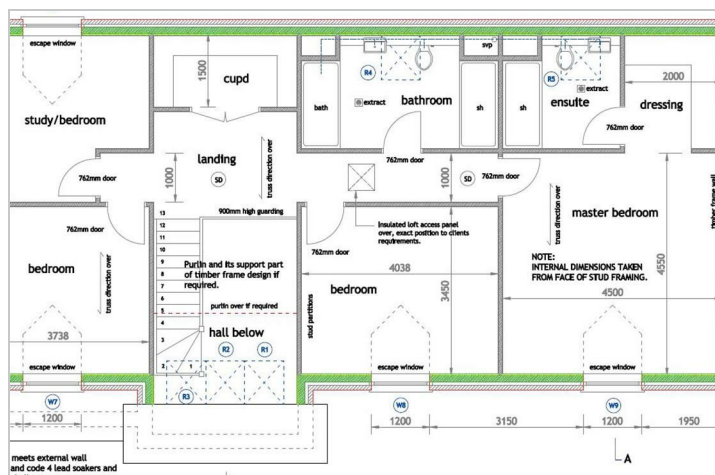
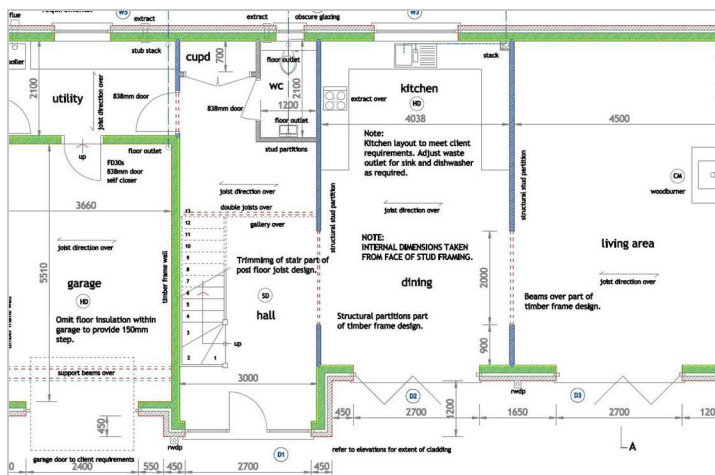
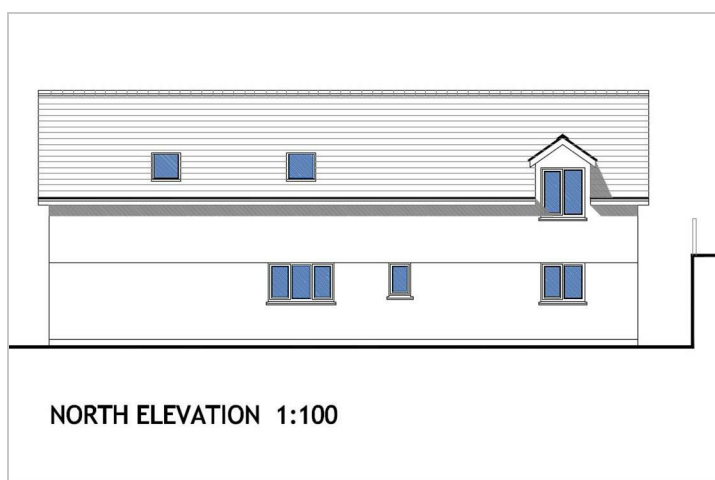
Intending purchasers will be asked to produce identification documentation at offer stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

PROPERTY MISDESCRIPTIONS

These details are for guidance only and complete accuracy cannot be guaranteed. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No guarantee can be given that the property is free from any latent or inherent defect. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs and plans are NOT necessarily included. If there is any point which is of particular importance to you, verification should be obtained. Interested parties are advised to check availability and make an appointment to view before travelling to see a property.

DATA PROTECTION ACT 2018

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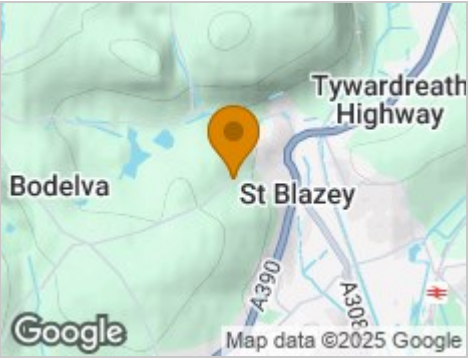
Road Map



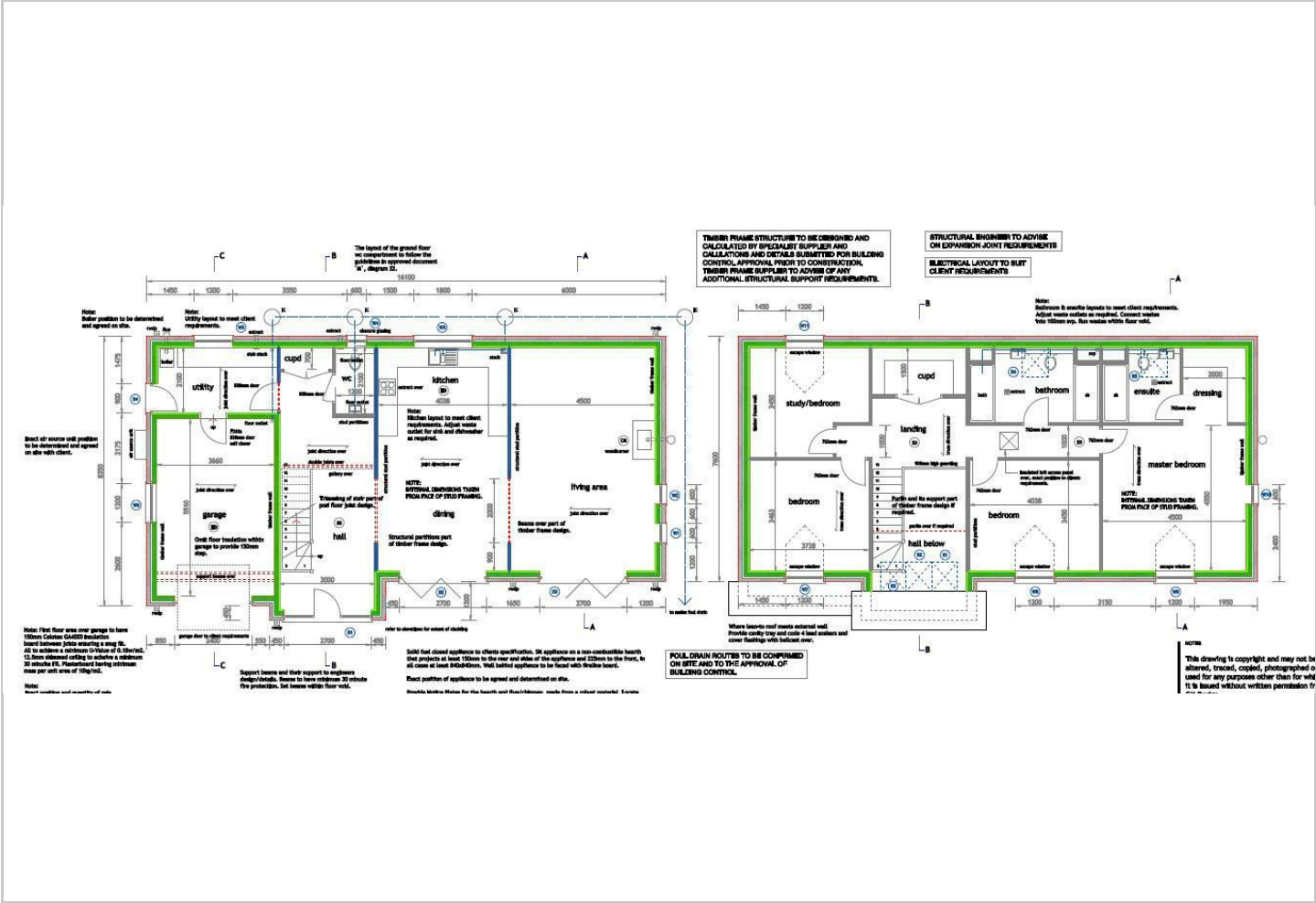
Hybrid Map



Terrain Map



Floor Plan



Viewing

Please contact our Camel Homes Office on 01872 571454 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.