



St. Nicholas Court, St. Ives, Cornwall

Asking Price: £650,000









Rarely available, this duplex apartment is located within the highly regarded St. Nicholas Court development situated on the corner of Porthmeor Beach and The Island, moments from the sand and the surf.

The accommodation is spacious, set over two floors and comprises three double bedrooms, bathroom, cloakroom and spacious kitchen/dining room on the ground floor whilst upstairs is a fabulous open plan sitting dining room.

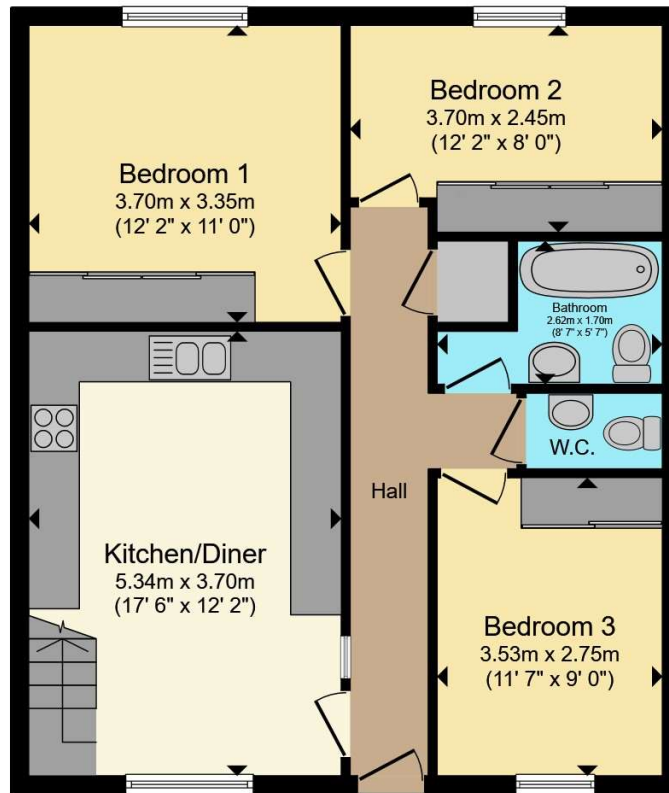
Patio doors take you out on to a generous southerly terrace which offers views to the side across the sea to Godrevy lighthouse, a wonderful sunny spot to relax on.

The apartment also benefits from an allocated parking space in the secure undercroft parking.

St Nicholas Court has a distinctive Mediterranean style with delightful, communal courtyard gardens. There is also a communal laundry and a satellite office of Aspects Holidays which the property is holiday let through.

An internal viewing of this property is highly recommended and sure to impress.





Ground Floor



First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



Council Tax Band: **NA**

Tenure: **Leasehold**

Service Charge: **£2,550**

Years Left on Lease: **950**

Ground Rent: **£30**

Viewing by appointment

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Code: STI_STI240303_R6PL_8

