

Rosparvah Gardens, Heamoor, Penzance

Asking Price: £385,000

Miller Countrywide






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A well-presented three-bedroom semi-detached family home situated in the popular village of Heamoor, offering spacious accommodation, ample parking and a wonderful sunny rear garden.

The ground floor comprises a generous lounge featuring a large bay window which fills the room with natural light. To the rear of the property is a spacious kitchen/diner, ideal for modern family living and entertaining, with double doors opening directly onto the garden. A conservatory provides additional versatile living space and enjoys pleasant views over the rear garden.

On the first floor are three well-proportioned bedrooms and a family bathroom.

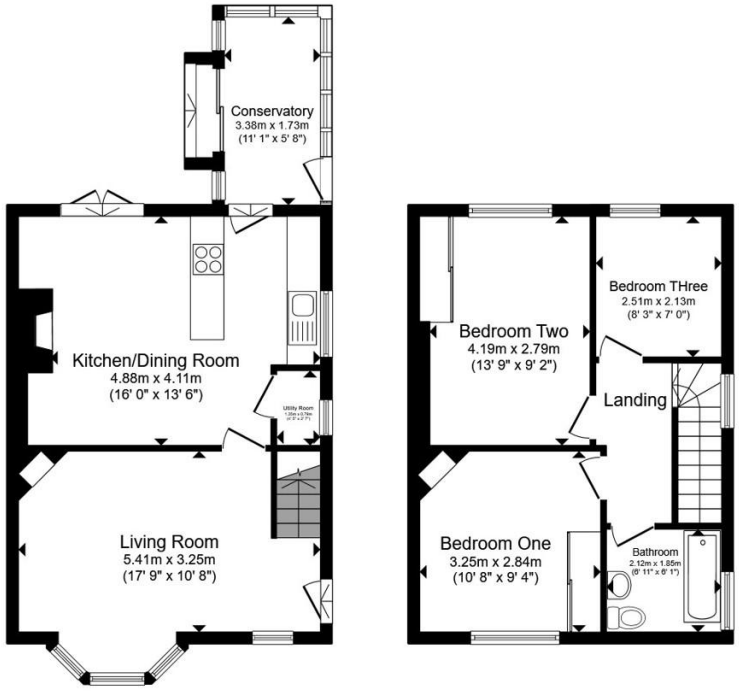
Externally, the property benefits from a driveway providing off-road parking to the front, alongside a lawned garden with attractive flower beds. The enclosed rear garden enjoys a sunny aspect and is mainly laid to lawn with a variety of mature plants and shrubs, creating a delightful outdoor space. A patio area offers the perfect spot for alfresco dining, while a summer house with light and power provides excellent versatility as a home office, hobby room or relaxation space. A decked seating area completes this attractive garden, making it ideal for enjoying the sunshine throughout the day.

An excellent family home in a sought-after location, viewing is highly recommended.

Agents note re mobile signal taken from the Ofcom website: EE, Three and O2: Good outdoor and in-home Vodafone: Good outdoor, variable in-home







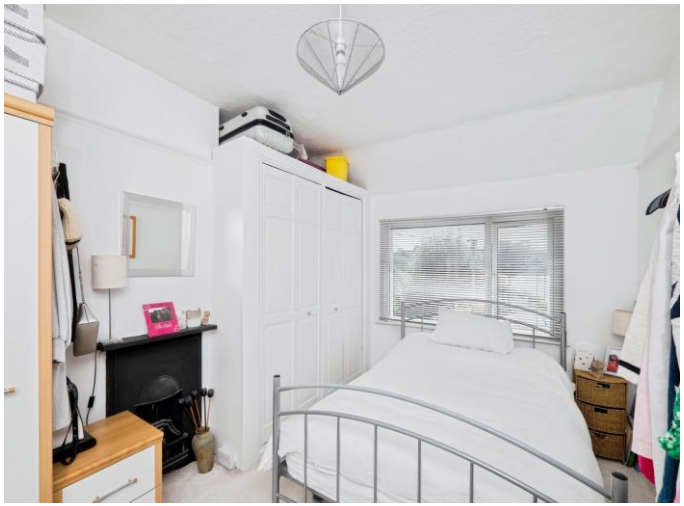
Ground Floor **First Floor**

Total floor area 89.3 m² (961 sq.ft.) approx

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.propertybox.io

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Council Tax Band: **C**

Tenure: **Freehold**

Service Charge: **£0**

Years Left on Lease: **0**

Ground Rent: **£0**

Viewing by appointment

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Interested parties should satisfy themselves, by inspection or otherwise as to the accuracy of the description given and any floor plans shown in these property details. All measurements, distances and areas listed are approximate. Fixtures, fittings and other items are NOT included unless specified in these details. Please note that any services, heating systems, or appliances have not been tested and no warranty can be given or implied as to their working order.

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