



## 1 Ashbury Close, Liskeard, Cornwall, PL14 3TN

A well-presented 1-bedroom bungalow on a level plot. Convenient location. No onward chain.

**Offers in the Region of £150,000 Freehold**

**WAYCOTTS**  
Established 1878

• Chartered Surveyors

# 1 Ashbury Close, Liskeard, Cornwall, PL14 3TN

## Offers in the Region of £150,000

A semi-detached modern bungalow in a convenient location approx. 800m (0.5 miles) away from the town centre. The property is for sale freehold without any onward chain and offers off street parking and good-sized gardens with useful shed.

### ACCOMMODATION:

#### ENTRANCE HALL

Entrance Hall with meter cupboard

#### BATHROOM

Comprising bath WC and wash hand basin

LOUNGE 11' 11" x 12' 5" (3.64m x 3.79m)

BEDROOM 9' 11" x 9' 11" (3.03m x 3.03m)

KITCHEN 9' 11" x 8' (3.03m x 2.43m)

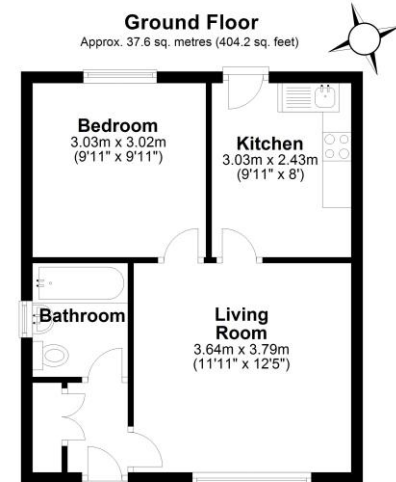
Single Drainer Stainless Steel sink, inset Hotpoint cooker, range of fitted cupboards, worktop over as well as wall cupboards.

#### OUTSIDE

FRONT: Parking for 1 / 2 cars.

REAR: 10.2m (33' 6") deep x 6.97m (23') wide

Side gate as well as door from kitchen to good sized enclosed garden mainly laid to lawn with shiplap style wooden shed. approx. 2.4 m x 1.8m (8' x 6')



Total area: approx. 37.6 sq. metres (404.2 sq. feet)

EPC – D

VIEWING:

Strictly by prior appointment with sole agents WAYCOTTS on 01803 403060

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements before committing to any expense. Floor plans are not to scale. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included in the property. The photographs may only represent part of the property and as they appeared at the time of being taken. No guarantee can be given as to the working condition of the various services and appliances. The agent has not tested any apparatus, equipment, fixtures or fittings or services and it is in the buyer's interests to check the working condition of any appliances.

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