

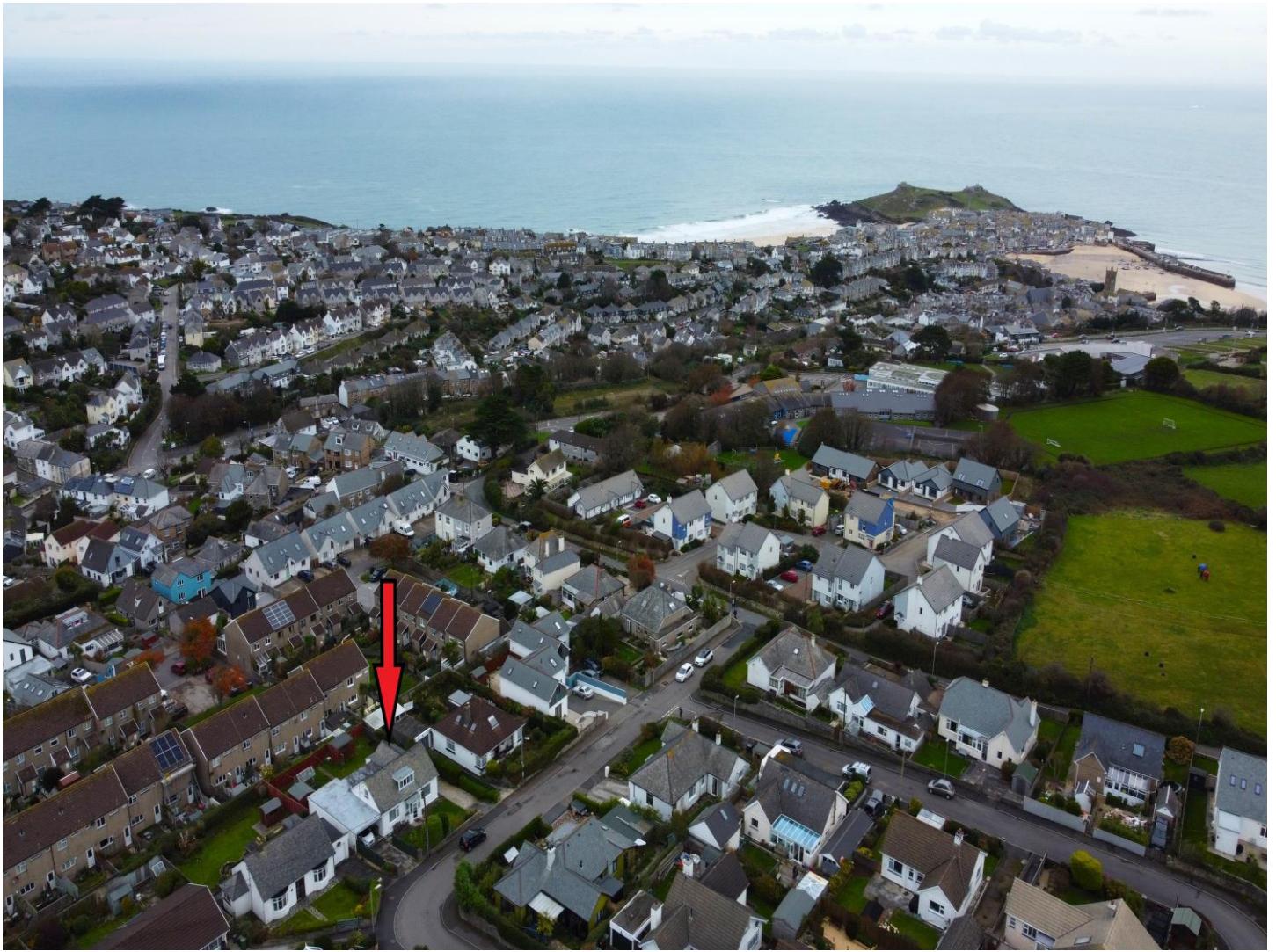
# CHYMOR, GWEL-AN-WHEAL

St. Ives, TR26 1DE

Price: £495,000

This large detached 4/5 bedroom dormer bungalow located in a well thought of location within St Ives is a true gem, offering versatile living accommodation that will meet all your needs. The spacious layout allows for flexible living arrangements, with the potential to create a self-contained annexe space, perfect for accommodating guests or extended family members. The possibilities are endless! Two driveways and car port provide ample parking space for multiple vehicles, ensuring convenience for all your family and guests, plus the large enclosed gardens are a real highlight. But that's not all! This super property also boasts a basement workshop, providing the perfect space for DIY enthusiasts or those needing a home office setup. Conveniently located within St Ives, you'll have easy access to all the amenities the town has to offer. From stunning coastal walks and beautiful beaches to a vibrant town centre filled with shops, cafes, and restaurants, you'll have everything you need right at your doorstep. Don't miss out on this incredible opportunity to own an impressive family home with great size and lots of potential.





## CHYMOR, GWEL-AN-WHEAL, St. Ives, TR26 1DE

### FRONT PORCH

Glazing to 2 sides, with glazed door into

### ENTRANCE HALL

Stairs to first floor doors to

### BEDROOM 12' 2" x 10' 2" (3.7m x 3.1m)

UPVC double glazed window to the front, radiator, power points

### BEDROOM / OFFICE 9' 2" x 10' 6" (2.8m x 3.2m)

With borrowed natural light from the double glazed window to the garden room, radiator, power points

### BATHROOM

Tiled flooring, walk in shower cubicle with electric shower inset, pedestal wash hand basin, panelled bath, heated towel rail

### DINING ROOM / BREAKFAST ROOM 12' 6" x 11' 0" (3.8m x 3.35m)

Double glazed window to the side, radiator, power points, door to kitchen and door to lounge

### LOUNGE 10' 2" x 12' 10" (3.1m x 3.9m)

UPVC double glazed window to the front with further double doors opening out to the side, power points, TV point

### KITCHEN 13' 5" x 11' 2" (4.1m x 3.4m)

Vinyl flooring, range of eye and base level units with ample worktop surfaces over, double glazed window to the side and further double glazed window to the garden. stainless steel sink unit and drainer with taps over, radiator, space for electric cooker, plumbing for dishwasher, power points

**GARDEN ROOM** 19' 0" x 7' 10" (5.8m x 2.4m)

Double glazed windows to the rear garden along with door to the garden, power points, 2 radiators, door to

**BEDROOM** 15' 5" x 10' 2" (4.7m x 3.1m)

Double glazed window to the rear, power points, radiator, door to front car port, door to small internal hall with trap door down to the basement, further door to en-suite

**EN-SUITE**

Walk in shower cubicle with mains connected shower, close coupled WC, wash hand basin

**BASEMENT**

With power and light connected

**FIRST FLOOR LANDING****CLOAKROOM**

Close coupled WC, wash hand basin

**BEDROOM** 11' 2" x 11' 2" (3.4m x 3.4m)

Double glazed window to the side, storage under eaves, radiator, power points

**BEDROOM** 14' 9" x 11' 2" (4.5m x 3.4m)

Double glazed dormer window to the front and further window to the side, radiator, power points

**OUTSIDE**

As you approach the house, you'll be greeted by the convenience of not one but two driveways providing ample parking space for multiple vehicles, additionally this also allows for access around each side of the property to the rear gardens. One of the driveways opens leads into a car port with door



access into the property. There is a central path leading to the front door with lawn area to both sides and mature hedging to the front. The rear garden is a generous size and presents a safe haven for families being laid mainly to lawn, there is also a practical timber shed.

**TENURE**

Freehold

**COUNCIL TAX**

D

**EPC**

E

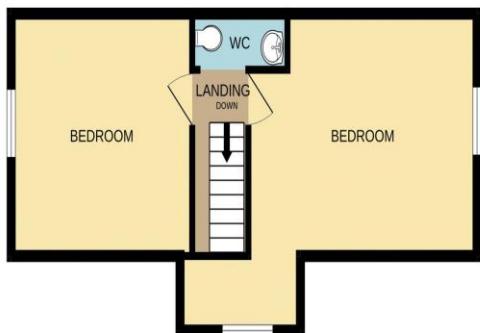


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GROUND FLOOR



1ST FLOOR



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