



DETACHED THREE BEDROOM HOUSE WITH SUPERB SEA VIEWS

This detached three-bedroom, three-bathroom house is full of character and sits on the hillside above Rozel enjoying stunning sea views from every principal room.

The slate roof property is set on two floors with a large kitchen /diner, separate living room, conservatory, utility room and shower room on the ground floor. On the first floor are a dual aspect primary bedroom suite, two further double bedrooms and a house bathroom.

Terraced gardens rise gently behind the house offering a choice of secluded areas from which to enjoy the superb panoramic views.

A large, detached garage (568 sq ft) offers parking for two large cars and further potential, subject to planning approval.

Beautifully presented and well maintained by the current longstanding owner.

Viewings come highly recommended.



















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FEATURES

- Stunning sea views from all principal rooms
- Wonderful location near Rozel
- Three bedrooms, three bathrooms
- Sea facing veranda and terraces
- Approx 55m of road frontage

INFORMATION

- Mains water and drains
- Two wood burning stoves & electric heating
- One stove linked to central heating
- Double glazed (except sun-room)
- Large detached vaulted roof garage (568 sq ft)
- Parish rates for 2023 were approx. £600
- Freehold and Entitled/ Licensed

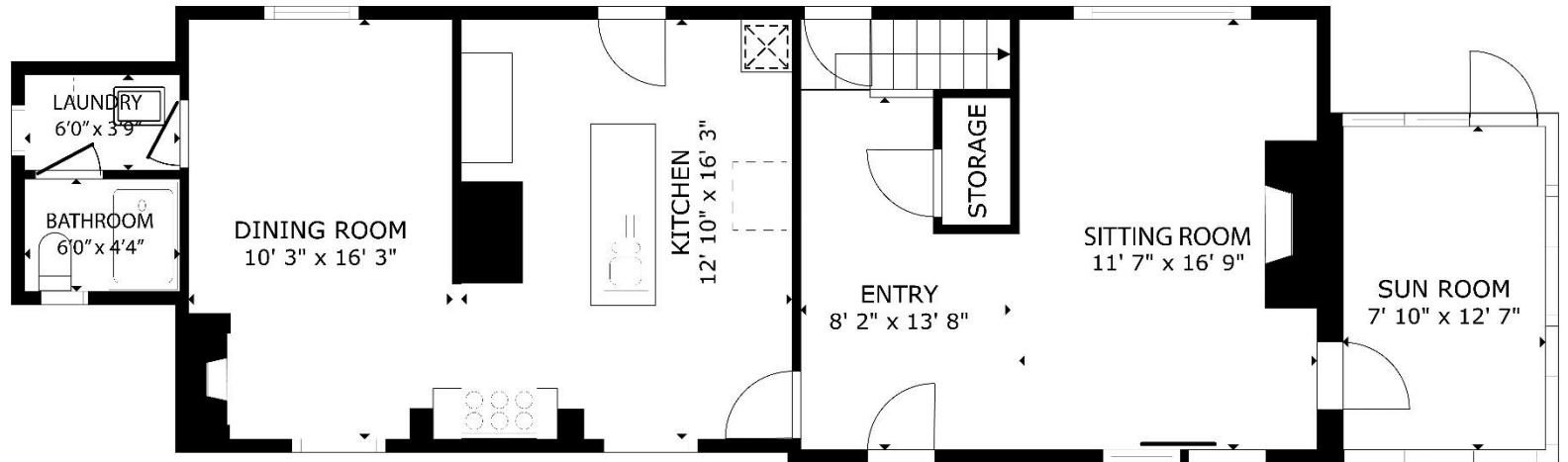


David Voak MNAEA
Property Negotiator

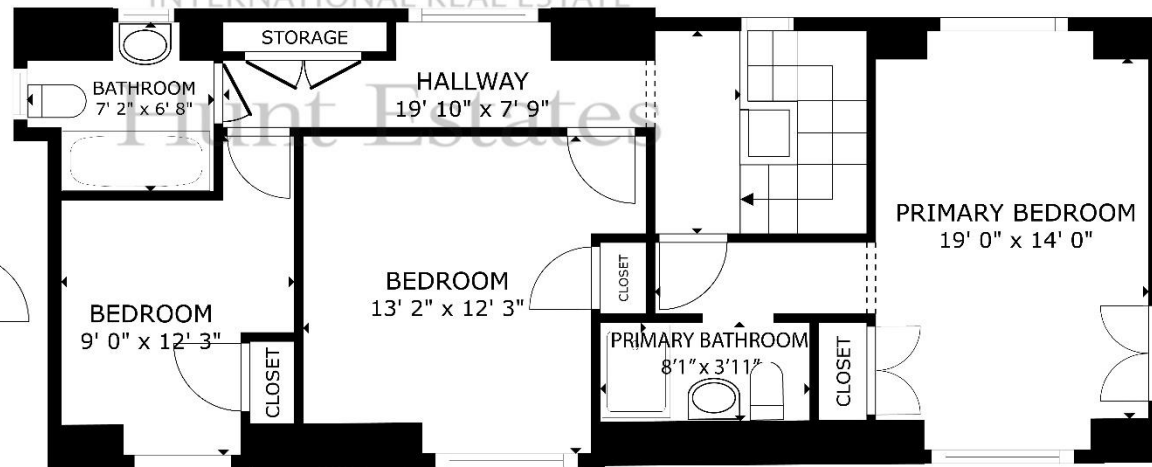
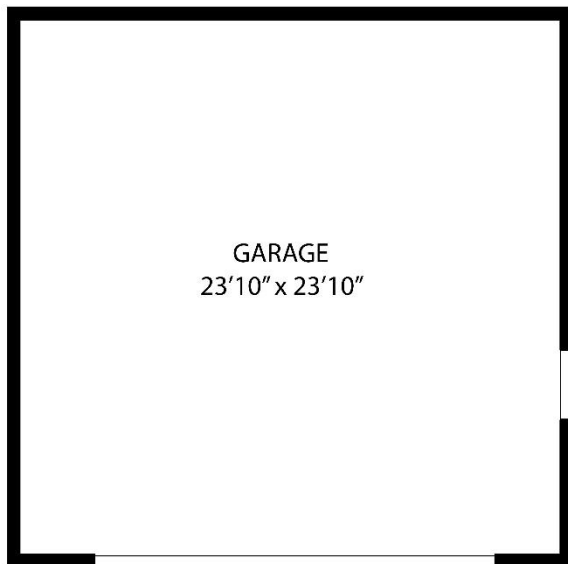
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GROUND FLOOR



FIRST FLOOR

GROSS INTERNAL AREA
 GROUND FLOOR: 886 sq. ft, FIRST FLOOR: 645 sq. ft
 TOTAL: 1531 sq. ft
 EXCLUDED AREAS: GARAGE: 568 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

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