



A parcel of land with a former stable measuring circa 0.759 hectares/1.87 acres.

LOCATION

The historic market town of St. Columb offers a range of shops catering for daily requirements together with a primary school, doctor surgery, dentist, banks and library. Located only a short drive from the north coast it is also convenient for the A30 trunk road providing easy access to the city of Truro. The major towns of Wadebridge, Newquay and St Austell are also within commuting distance. Newquay Airport is approximately four miles away with daily flights.

DESCRIPTION

A parcel of land measuring circa 0.759 hectares/1.87 acres which also benefits from outbuildings on the plot. The conclusion of the boundary has a river running on the other side of it and the plot has gated access.

LAND

The land features a gated entrance, grassed area with hedge and shrubbery boundaries and also features a former stable block and farm buildings with power and water connections. The marker stakes inside the plot (at the time of instruction) are not boundary markers, please refer to the legal pack for the Land Registry boundary information.

NOTE

The Promap shown is for approximate identification purposes only and is not to scale.



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EPC

Energy Efficiency Rating – Exempt

AUCTION VALUER

Lucy Fuller

VIEWING

Strictly by appointment only with Stratton Creber Newquay 01637 876275. General enquiries Countrywide Property Auctions 01395 275691.