Bond Oxborough Phillips

Changing Lifestyles

Allberns,
St Breward,
PL30 4NX

BRITISH PROPERTY AWARDS 2025

GOLD WINNER

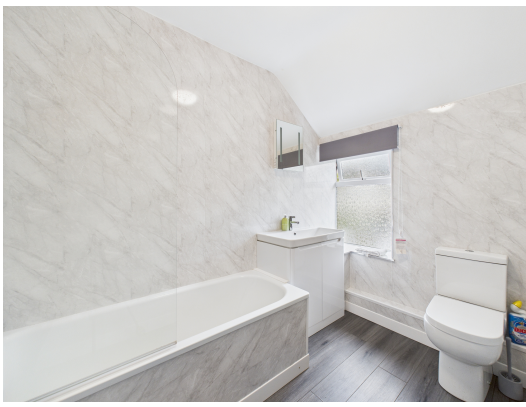
ESTATE AGENT IN WADEBRIDGE & ROCK



Oieo Price - £270,000







Allberns, Higher Penquite, St Breward

Two bedroom terraced cottage located on the outskirts of St Breward offering character throughout, spacious gardens and parking.

- Impressive Terraced Cottage
- Two Bedrooms
- Family Bathroom
- Practical Utility Room
- Log Burner
- Spacious Gardens
- Off-Road Parking and Detached Garage
- Chain Free!
- Popular Village Location
- Stunning Views Rural Views
- Character Features Throughout
- EPC - E
- Council Banding- B







Tucked away in the peaceful Higher Penquite on the edge of the ever-popular village of St Breward, Allberns is a charming two-bedroom terraced character cottage offering a wonderful blend of period features and practical living space.

Upon entering the property, you are welcomed into a bright and airy extension, currently used as a dining room, an incredibly versatile space that can be adapted to suit a variety of needs. From here, you are led into the cosy living room, where an impressive fireplace and log burner create a warm and inviting focal point.

The accommodation continues through to a generously sized kitchen, offering ample cupboard space, and leads on to a practical utility room with access to the rear of the property.

Upstairs, there are two well-proportioned double bedrooms, one benefiting from built-in wardrobe space, along with a family bathroom. This layout makes the property ideal for a small family, couple, or those seeking a peaceful retreat.

Externally, Allberns enjoys a private patio area, perfect for soaking up the sunshine. Beyond this is the first section of garden, which leads to a garage. A little further on, there is an additional garden area, complemented by two adjacent parking spaces.

Situated within easy reach of the rugged beauty of Bodmin Moor and the heart of St Breward village, Allberns presents a fantastic opportunity to acquire a charming home in a picturesque and highly sought-after setting. Whether you are a first-time buyer, downsizer, investor, or simply looking to embrace village life, this delightful cottage is not to be missed.

Changing Lifestyles

St Breward is a picturesque and thriving village nestled on the edge of Bodmin Moor, known for its strong sense of community, rich history, and stunning natural surroundings. As one of Cornwall's highest villages, it boasts breathtaking views over the moorland and beyond, offering a truly tranquil rural lifestyle.

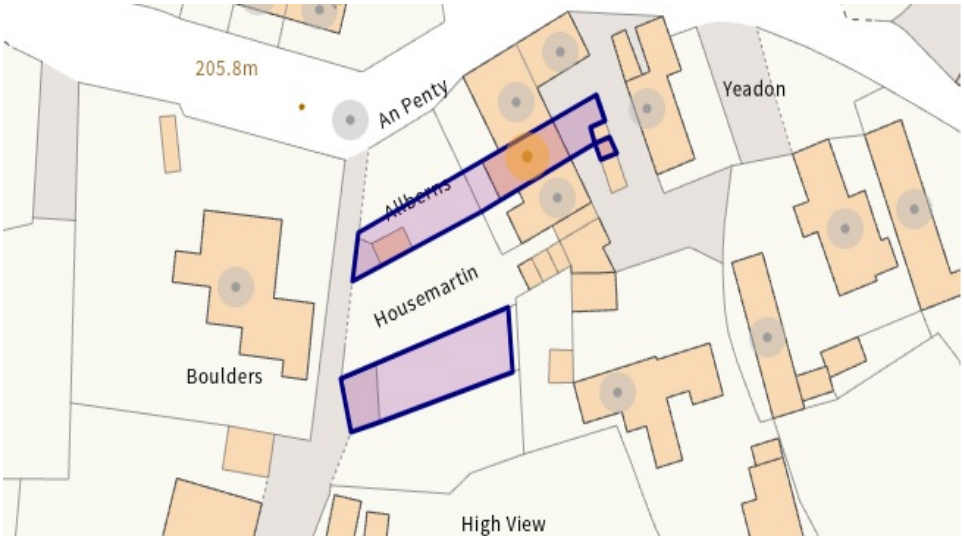
The village is home to a popular pub, a well-regarded primary school, a local shop, and a historic church, all contributing to its welcoming atmosphere. Outdoor enthusiasts are perfectly placed to explore the rugged beauty of Bodmin Moor, with countless walking, cycling, and riding routes right on the doorstep. Despite its peaceful setting, St Breward is within easy reach of nearby towns like Bodmin and Wadebridge, providing a perfect balance of seclusion and convenience.





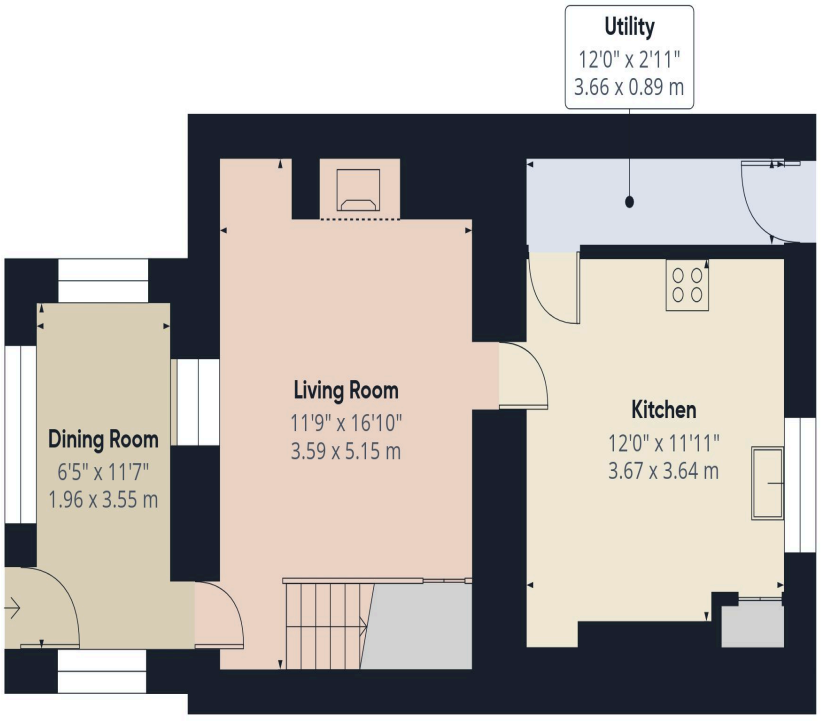




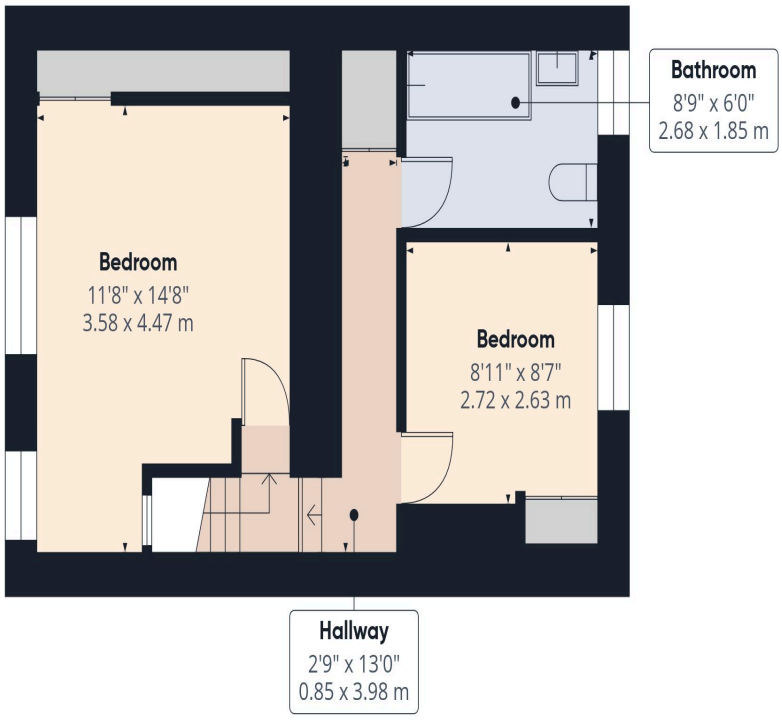


Please do not hesitate to contact the team at Bond Oxborough Phillips Sales & Lettings on **01208 814055** for more information or to arrange an accompanied viewing on this property.

Scan here for our Virtual Tour:



Floor 0



Floor 1

Approximate total area(1)

824 ft²

76.5 m²

Reduced headroom

8 ft²

0.8 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

Have a property to sell or let?

If you are considering selling or letting your home, get in contact with us today on 01208 814055 to speak with one of our expert team who will be able to provide you with a free valuation of your home.

We have the facility to refer purchasers and vendors to conveyancing, mortgage advisors and Surveyors. It is your decision if you choose to deal with any of these companies however should you choose to use them we would receive a referral fee from them for recommending you. We will recieve a referal fee between £50 - £300 depending on the company & individual circumstances. We have carefully selected these associates for the quality of their work and customer service levels.

PLEASE NOTE
Before any sale is formally agreed, we have a legal obligation under the Money Laundering regulations and Terrorist Financing Act 2017 to obtain proof of your identity and of your address, take copies and retain on file for five years and will only be used for this purpose.
We carry out this through a secure platform to protect your data. Each purchaser will be required to pay £29.99 upon an offer verbally being agreed to carry out these checks prior to the property being advertised as sale agreed.

Consumer Protection Regulations: We have not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. References to the Tenure of a Property are based on information supplied by the seller. We have not had sight of the Title Documents. A buyer is advised to obtain verification from their solicitor or surveyor. Floorplans shown are for guidance only and should not be relied upon. Items shown in photographs are NOT included unless specifically mentioned within these details. They may however be able by separate negotiation. You are advised to check the availability of this property before travelling any distance to view. Particulars are produced in good faith to the best of our knowledge and are set out as a general guide only.