



Bond
Oxborough
Phillips

Changing Lifestyles

14 Crecent Drive
Constantine
PL28 8JE



BRITISH
PROPERTY
AWARDS

2025

★ ★ ★ ★ ★

GOLD WINNER

ESTATE AGENT IN
WADEBRIDGE & ROCK



Guide Price - £700,000



Changing Lifestyles

01208 814055

14 Crecsent Drive , Constantine , PL28 8JE



Spacious Four-Bedroom Home in a Prime Constantine Location, Brimming with Potential and Offered Chain Free..

- Light-filled conservatory overlooking the rear garden
- Well-proportioned kitchen with adjacent utility room and garage access
- Ground-floor bedroom ideal for guests or a home office
- Three generous bedrooms upstairs
- Family bathroom with walk-in shower
- Large, flat, north-west facing garden with lawn and paved areas
- Ample enclosed parking at the front of the property
- Prime for renovation, offering excellent scope to update or extend (STPP)
- EPC - D
- Council Banding - E



Set in the heart of the highly sought-after village of Constantine, this spacious four-bedroom detached home offers an exciting opportunity to acquire a property with fantastic potential. With a flexible layout, generous proportions, and scope for modernisation, this chain-free home is ideal for those looking to put their own stamp on a well-located family residence.

Upon entering, you are welcomed into a bright entrance hallway. To the right, a door opens into a large and inviting living room, featuring expansive windows that fill the space with natural light. From here, double doors lead through to a conservatory, a bright and airy room perfect for dining, entertaining, or simply relaxing while enjoying views of the garden.

To the left of the hallway is a ground-floor shower room, complete with a WC and basin. Straight ahead, the hallway opens into a well-proportioned kitchen, offering ample storage and workspace. From the kitchen, a utility room sits adjacent, providing additional functionality and convenient access to the garage.

Also located on the ground floor is a bedroom, positioned to the left of the property, ideal for guests, a home office, or multi-generational living.

Stairs rise from the hallway to the first-floor landing, where there are three good-sized bedrooms and a family bathroom. The master bedroom, situated to the right, includes a basin and offers potential to be converted into an ensuite. To the left, there are two double bedrooms, one of which also benefits from a basin, again lending itself to an ensuite conversion. The family bathroom features a walk-in shower and is well-suited for modern family life.

Outside, the property enjoys a large, flat, north-west facing rear garden, thoughtfully divided between lawn and paved areas, ideal for outdoor dining or entertaining. A brick-built barbeque adds character, while side access on both sides of the property ensures convenience. To the front, there is ample enclosed parking, offering both practicality and privacy.

14 Crescent Drive is prime for renovation, offering huge potential to update, reconfigure, or even extend (subject to planning permission). Whether you envision a modern open-plan layout, contemporary finishes, or creating ensuite facilities upstairs, this property provides a solid foundation and fantastic flexibility for a dream family home in one of Constantine's most desirable residential areas.

With its excellent location, spacious accommodation, and exciting scope for improvement, this property represents a rare opportunity. Offered chain free, early viewing is highly recommended to fully appreciate all that this wonderful home has to offer



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Constantine Bay is one of North Cornwall's most sought-after coastal locations, celebrated for its golden sandy beach, excellent surf, and unspoilt natural scenery. The area offers a perfect mix of tranquil coastal living and modern convenience, making it highly desirable for families, professionals, and those seeking a holiday home alike.

Just a few miles from the bustling harbour town of Padstow, residents can enjoy an array of boutique shops, acclaimed restaurants, and the scenic Camel Trail for walking and cycling. The nearby village of St Merryn provides essential amenities including local shops, pubs, cafes, and a primary school, making day-to-day living effortless.

For leisure and recreation, the Trevose Golf & Country Club offers championship golf, tennis courts, a swimming pool, and fine dining, while the South West Coast Path provides breathtaking cliff-top walks with panoramic sea views. The area is also well-connected, with the A39 and A30 nearby, and Newquay Airport offering links to London and other UK destinations.

With its stunning coastal scenery, relaxed lifestyle, and strong sense of community, Constantine Bay remains one of Cornwall's most desirable and picturesque locations, perfect for those looking to enjoy the best of seaside living.



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

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 receive a referral 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.