



Bond
Oxborough
Phillips

Changing Lifestyles

56 Tor View
Launceston
PL15 7HB

Asking Price £220,000



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Offered to the market with no onward chain, 56 Tor View is a well-proportioned three-bedroom semi-detached home, ideally situated within this sought-after village and offering an excellent opportunity for first-time buyers, families or investors alike.

The accommodation begins with a welcoming entrance hall, complete with a convenient ground floor cloakroom/WC. The generously sized living room is filled with natural light and features UPVC sliding patio doors opening onto the front garden, together with a useful understairs storage cupboard. To the rear, the kitchen/dining room is fitted with a range of white wall and base units and includes an integrated electric oven, hob and extractor hood. There is also space and plumbing for a washing machine, with ample room for a family dining table.

On the first floor are three bright and comfortable bedrooms, all served by the family bathroom. The bathroom is finished with predominantly tiled walls and comprises a white three-piece suite, including a panelled bath with electric shower over, wash hand basin and WC.

The property has benefited from a number of recent improvements, including replacement UPVC double glazing to some windows, a newly installed flat roof over the porch and cloakroom, and a replacement garage door. Electric heating is installed throughout.

Outside, the enclosed rear garden offers a paved patio, ideal for outdoor seating and entertaining, with the remainder laid to lawn. A rear gate provides convenient pedestrian access. Located just a short walk from the property is a single garage, complete with an allocated parking space directly in front, providing valuable off-road parking and additional storage.



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