



Bond
Oxborough
Phillips

Changing Lifestyles

Hadleigh
Trenance
PL27 7QX



BRITISH
PROPERTY
AWARDS

2025

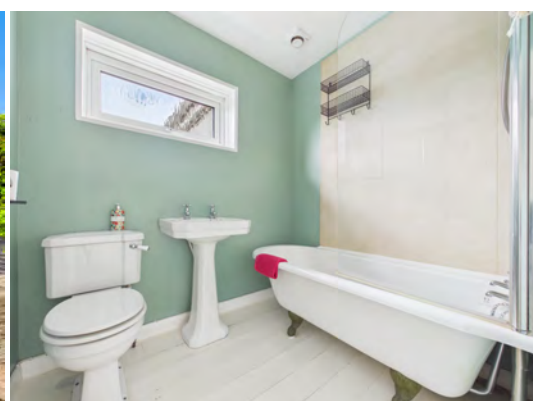


GOLD WINNER

ESTATE AGENT IN
WADEBRIDGE & ROCK



Guide Price - £435,000



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01208 814055

Hadleigh, Trenance, PL27 7QX



Hadleigh is a unique and appealing three-bedroom detached bungalow with generous gardens

- Three-bedroom detached bungalow
- Approx. 0.36-acre rectangular plot
- Chain free
- Private inclined driveway with steps to the front door
- Family bathroom with bath and shower, W.C. and basin
- Generous open-plan living, dining and kitchen space
- Stylish navy-blue kitchen with excellent cupboard and appliance space
- Excellent indoor-outdoor entertaining space
- Extensive lawned gardens enclosed by mature shrubs and fruit trees
- Single garage with solar panel system & Adjoining carport
- Council Banding - D
- EPC - D



Tucked away in the peaceful hamlet of Trenance, Hadleigh is an attractive three-bedroom detached bungalow occupying a generous, private plot of approximately 0.36 acres.

Set back from the country lane via a private driveway, the property enjoys a wonderful sense of seclusion, with established gardens, mature shrubs and fruit trees creating a private and leafy setting. Offered end of chain, Hadleigh provides an excellent opportunity for those seeking a spacious bungalow in a peaceful rural location.

On entering the property, the welcoming entrance hallway immediately sets the tone, with wooden flooring flowing throughout the bungalow. Directly ahead is a useful W.C., fitted with a toilet and wash basin. To the left, the first of the three bedrooms is found, enjoying plenty of natural light and a pleasant outlook over the private driveway.

Moving further into the property, the well-proportioned master bedroom enjoys views over the rear garden and benefits from useful built-in cupboards. A third bedroom provides further flexible accommodation, while the family bathroom is fitted with a bath with shower unit, W.C. and wash basin.

At the heart of the home is the impressive open-plan living, dining and kitchen area, creating a fantastic social space and the perfect hub for everyday living. The generous living area features a wood-burning stove, multi-aspect windows and attractive wooden flooring, allowing plenty of natural light to flow through.

The dining and kitchen area extends across the rear of the property, where vaulted ceilings and exposed beams enhance the feeling of space and character. A stylish navy-blue kitchen provides an attractive focal point, with a good range of cupboards, ample worktop space and designated areas for appliances. From here, bi-fold doors open directly onto the rear decking, creating a seamless connection between the indoor and outdoor spaces and making the garden ideal for entertaining and alfresco dining.

Externally, Hadleigh truly comes into its own. The property occupies a long, rectangular plot of approximately 0.36 acres, predominantly laid to lawn and enclosed by mature shrubs, established planting and a selection of fruit trees. Immediately to the rear of the property is a decking area and raised patio, leading onto the initial lawned garden, with a further section of garden extending towards the rear of the plot. The generous grounds offer plenty of space for outdoor entertaining, gardening and enjoying the peaceful surroundings.

To the front, private parking is provided alongside a single garage, which currently houses the property's solar panel system. Adjacent to the garage is a useful car port, providing additional covered parking or storage.

Approached via a private inclined driveway from the country lane, with steps leading up to the front entrance, Hadleigh enjoys a wonderfully tucked-away position whilst remaining accessible to the surrounding area.

Offered end of chain, Hadleigh is a unique and appealing three-bedroom detached bungalow with generous gardens, excellent living space and a peaceful rural setting. A viewing is highly recommended to appreciate the property and its grounds in full.

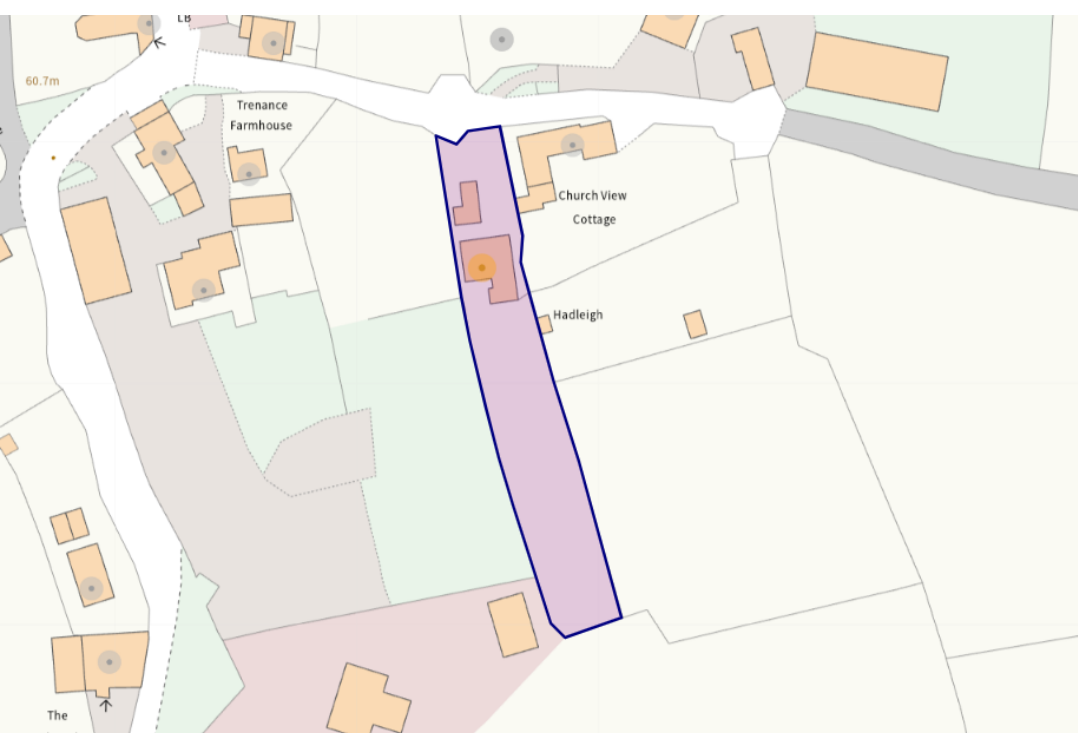


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Trenance is a peaceful rural hamlet situated within the parish of St Issey, surrounded by the beautiful rolling countryside of north Cornwall. The area offers a wonderfully tranquil setting while remaining conveniently positioned for accessing some of the county's most sought-after destinations.

The nearby village of St Issey provides a strong sense of community, while the popular harbour town of Padstow is approximately 4 miles away, offering an excellent choice of independent shops, restaurants, cafés and access to the Camel Estuary. Wadebridge is also within easy reach and provides a wider range of everyday amenities, schools and facilities.

For those who enjoy the outdoors, the surrounding countryside provides numerous opportunities for walking and exploring, with the stunning north Cornwall coastline and beaches also readily accessible. The combination of peaceful rural surroundings and convenient access to Padstow, Wadebridge and the coast makes Trenance an appealing location for those looking to enjoy a quieter Cornish lifestyle without feeling isolated.



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.

Virtual Tour:



Changing Lifestyles



Floor 0 Building 1



Floor 0 Building 2

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.