



Bond
Oxborough
Phillips
Changing Lifestyles

Long Ridge
Boscastle
PL35 0AP



Guide Price - £400,000



Changing Lifestyles

01208 814055

Long Ridge, Boscastle, PL35 0AP



Long Ridge - A spacious and versatile bungalow in the heart of Boscastle

- Three-bedroom detached bungalow
- Set on a generous plot of approx. 0.15 of an acre
- Spacious living room with wood-burning stove
- Bright kitchen with skylight and ample storage
- Large master bedroom with en suite and garden access
- Separate home office/study
- Family bathroom and utility room
- Integral single garage and private driveway parking
- Well-maintained front and rear gardens
- Popular Coastal Location
- Council Banding - D
- EPC - TBC



A spacious and versatile three-bedroom detached bungalow, Long Ridge is set in a generous plot of approximately 0.15 of an acre, located on the peaceful Potters Lane in the highly sought-after coastal village of Boscastle.

This well-proportioned home offers flexible living space, a beautiful garden, and a desirable North Cornwall lifestyle — perfect for permanent residence, a second home, or coastal retreat.

Upon entering, you are welcomed into a porch area that provides a practical buffer between the indoors and outdoors. A handy storage cupboard here is ideal for coats and shoes. At the heart of the home sits a spacious living room, complete with a fireplace housing a cosy wood-burning stove — perfect for those cooler evenings. This central space serves as a wonderful social hub for relaxing with family or entertaining guests.

Adjacent to the living room is the kitchen, which offers ample cupboard and drawer space, ideal for keen cooks. A skylight fills the room with natural light, giving it a bright and airy feel. A separate utility room adds extra convenience and provides access to the large single integral garage, ideal for storage or parking.

Leading off the kitchen is a generous sun room, offering a tranquil space to enjoy views of the garden in comfort all year round. From here, double doors open onto a raised decked area, perfect for al fresco dining or soaking up the Cornish sun.

The property features three bedrooms, including a rear master suite extension, which is a standout feature. This spacious room benefits from its own private en suite (comprising WC, shower, and wash basin) and sliding doors opening directly onto the rear garden — ideal for enjoying a quiet morning coffee in peaceful surroundings.

In addition to the bedrooms, there is a private home study — perfect for those who work from home or need a dedicated office space.

A family bathroom completes the internal accommodation, fitted with a bath, WC, and wash basin.

Externally, Long Ridge is equally impressive. To the front, the property is set back behind an enclosed garden with private driveway parking and mature planting. Side access leads to a well-sized rear garden, complete with mature shrubs and plenty of space for gardening, relaxing, or entertaining.

Long Ridge offers a rare opportunity to secure a private and well-maintained home in one of North Cornwall's most desirable villages. With coastal walks, local shops, and Boscastle's historic harbour all nearby, this property is perfectly positioned to enjoy the very best of Cornish living.



Changing Lifestyles

Nestled on the rugged North Cornwall coast, Boscastle is a charming and picturesque fishing village renowned for its dramatic coastline, historic harbour, and rich heritage. Surrounded by unspoilt countryside and located within an Area of Outstanding Natural Beauty, Boscastle offers a unique blend of coastal and rural living, making it one of Cornwall's most desirable destinations.

The village itself is steeped in character, with traditional whitewashed cottages, independent shops, art galleries, tearooms, and welcoming pubs. The natural harbour, managed by the National Trust, is a stunning focal point and a favourite spot for walkers, artists, and photographers alike.

Boscastle is also a haven for outdoor enthusiasts, with coastal walks along the South West Coast Path, access to nearby beaches, and opportunities for surfing, kayaking, and wildlife watching. The surrounding landscape includes ancient woodlands, waterfalls, and scenic valleys, perfect for exploring all year round.

Despite its peaceful setting, Boscastle is well connected. The nearby town of Camelford provides additional amenities, and larger hubs such as Bude, Wadebridge, and Launceston are all within easy reach by car.

Whether you're looking for a tranquil permanent home, a holiday retreat, or a base to explore Cornwall's north coast, Boscastle combines natural beauty, community charm, and timeless appeal.



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:





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.