



Bond
Oxborough
Phillips

Changing Lifestyles

50 Woodland Way
Gunnislake
Cornwall
PL18 9JA

£1,100 per month



Changing Lifestyles

01822 600700
tavistock@boproperty.com

50, Woodland Way, Gunnislake, Cornwall, PL18 9JA

Changing Lifestyles

This recently renovated modern home is arranged over three floors and offers bright, well-presented accommodation throughout. The ground floor comprises a spacious living room with a feature wooden mantle and patio doors opening onto a veranda with a small pond, along with a modern kitchen/dining room featuring a breakfast bar, integrated electric oven, hob and extractor, and space for a washing machine and dishwasher. Patio doors from the kitchen lead into a conservatory, ideal for everyday living or entertaining.

On the first floor are two double bedrooms, a modern family bathroom with a shower over the bath, and a dressing room, with stairs rising to a generous loft room on the second floor. The loft room benefits from two Velux windows and useful storage within the eaves.

Externally, the property offers a front veranda with porcelain tiles and a rear garden arranged over two levels with patio and astro turf. Further benefits include a garage with electric door and additional workshop or storage space. A well-presented and practical home, ideal for modern living.

The village of Gunnislake features a selection of local shops including a Post Office, General Store, Doctor's Surgery, Café and public houses and a primary school. There is a train station approximately a mile from the village with links into the City of Plymouth and the Tamar Valley is well known for its wonderful scenery and community. The nearest town is Tavistock which features a thriving town centre, supermarkets, schooling and is the gateway to Dartmoor National Park.

- Recently renovated modern home over three floors
- Spacious living room with patio doors to veranda and pond
- Contemporary kitchen/dining room with breakfast bar and appliances
- Conservatory ideal for additional living or entertaining space
 - Two double bedrooms plus dressing room
- Large loft room with Velux windows and eaves storage
 - Tiered rear garden with patio and astro turf
- Rent £1,100 per calendar month | Available from the start of March



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.

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.

Changing Lifestyles

01822 600700
tavistock@boproperty.com