



Bond
Oxborough
Phillips

Changing Lifestyles

24 Meadowside,
Launceston,
PL15 7DJ



Offers Over - £315,000



Changing Lifestyles

01822 600700

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- Spacious detached bungalow
- Three generous double bedrooms
- Impressive 26' living/dining room
- Charming woodburning stove
- Stylish re-fitted kitchen
- Bright garden conservatory
- Private mature rear garden
- Garage & private driveway
- EPC 'D'



Situated in a peaceful and highly sought-after edge-of-Launceston location, this beautifully maintained detached bungalow offers spacious and versatile accommodation, private mature gardens, ample parking, and an attached garage. Thoughtfully cared for by the current owner, the property provides comfortable and well-balanced living in a tranquil yet convenient setting.

A welcoming entrance hall leads to the impressive 26' sitting/dining room, a bright and inviting space featuring a charming woodburning stove and flowing seamlessly into the conservatory overlooking the rear garden. French doors open onto a delightful decked terrace, perfect for outdoor dining, entertaining, or simply relaxing beside the gentle sound of the nearby stream.



The well-appointed kitchen offers excellent storage, integrated appliances, and direct terrace access for easy entertaining and everyday convenience. There are three generous double bedrooms, all offering flexibility for family living, guests, hobbies, or home working, together with a family bathroom featuring both a bath and separate walk-in shower.

Outside, the property continues to impress with a private enclosed garden beautifully planted with mature shrubs and trees, creating a peaceful haven to enjoy throughout the seasons. Further benefits include driveway parking and an attached 21' garage with electric door, power, lighting, and useful storage space.

A superb home combining comfort, tranquillity, and easy access to the amenities of Launceston.

Changing Lifestyles

Set amid the rolling Cornish countryside on the Devon border, Launceston is known as the gateway to Cornwall. Dominated by its striking Norman castle, the town combines historic character with excellent everyday amenities and a welcoming community atmosphere.

Ideally positioned between Cornwall's north and south coasts, Launceston offers easy access to beaches, moorland, and unspoilt countryside, while nearby Roadford Lake and local golf courses provide excellent outdoor leisure opportunities.

The town benefits from a good range of national and independent shops, cafés, restaurants, schools, and leisure facilities, together with excellent transport links via the A30 to Exeter, the M5, Plymouth, and the North Cornish coast, including the popular seaside town of Bude.



Please do not hesitate to contact
the team at
Bond Oxborough Phillips
Sales & Lettings on
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for more information or to
arrange an accompanied viewing
on this property.



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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.

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