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Oxborough
Phillips

Changing Lifestyles

11 Claylands

St Breward

PL30 3PY



BRITISH
PROPERTY
AWARDS

2023

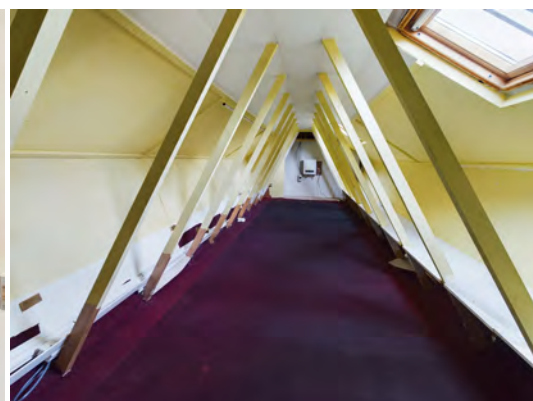


GOLD WINNER

ESTATE AGENT
IN WADEBRIDGE
& ROCK



Guide Price - £189,000



11 Claylands, St Breward, PL30 3PY



Nestled on the outskirts of St Breward, this one-bedroom semi-detached bungalow epitomizes modern comfort and style.

- Impressive Semi- detached Bungalow
- Immaculate Open Plan Living
- Stunning Views of the Countryside
- Spacious Bedroom
- Potential Loft Conversion With Lapsed Planning
- Solar Panels
- Large Private Tiered Garden
- Off-Road Parking
- Popular Village Location
- EPC - C
- Council Banding- A



Nestled on the outskirts of St Breward, this one-bedroom semi-detached bungalow epitomizes modern comfort and style. A sleek and contemporary finish permeates the entire residence, creating an inviting ambiance that complements its picturesque surroundings.

The heart of the home lies in its spacious open-plan kitchen, dining, and living area. This versatile space seamlessly combines functionality with a sense of openness, providing an ideal setting for both daily living and entertaining.

The generously sized bedroom is a retreat in itself, featuring an en suite and double doors that lead out to a charming patio area. Here, a hot tub awaits, offering a perfect spot for relaxation while enjoying the outdoor surroundings.



Adding to the allure of this property is a potential loft conversion upstairs with lapsed planning, presenting the exciting potential for an additional bedroom or living space. This versatile area opens up possibilities for customization, catering to the evolving needs of its occupants.

A highlight of the property is the expansive tiered garden, a haven for nature enthusiasts and those seeking outdoor tranquility. From the vantage point of this private oasis, residents can revel in stunning, far-reaching views that enhance the overall sense of serenity.

Practical features include parking for convenience, solar panels contributing to energy efficiency, and a design that harmonizes with the natural landscape. This semi-detached bungalow seamlessly integrates modern living with the allure of the countryside, providing a unique and captivating place to call home.

Changing Lifestyles



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:





Floor 0 Building 1



Floor 1 Building 1

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