



Bond
Oxborough
Phillips

Changing Lifestyles

6 Edgecombe Way

Gunnislake

PL18 9HJ



£1,200 Per Calendar Month



Changing Lifestyles

01822 600700

6 Edgecombe Way, Gunnislake, PL18 9HJ

A spacious three bedroom detached home, in a popular location with a garden, parking and a garage...



- Sought After Location
- Detached Bungalow
- Three Bedrooms
- Bright and Airy Rooms
- Log Burner Included
- Off-Road Parking
- Garage / Workshop
- Large Garden
- EPC - B



Located in the peaceful village of St Ann's Chapel, this well-presented 3-bedroom detached bungalow offers a fantastic opportunity for long-term living. The property features a bright and airy living area, a well-equipped kitchen, and three generously sized bedrooms, making it ideal for families or couples seeking extra space.

Outside, the bungalow boasts enclosed front and rear gardens, providing both privacy and a safe space for children to enjoy. The property also includes an integral garage, offering secure parking and additional storage.



Situated in a desirable area with easy access to local amenities and transport links, this property is perfect for those looking for a comfortable, long-term home.

Enquire today to arrange a viewing!

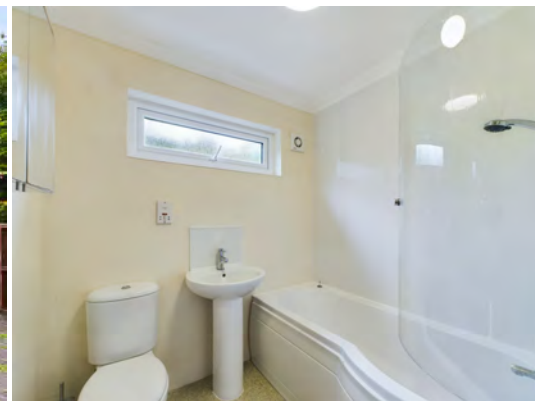
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Gunnislake, which is part of the World Heritage Site, is situated alongside the River Tamar and close to moorland, the village enjoys a good range of shops, a primary school and public house.

The village is sat alongside the Tamar Valley (AONB) and within striking distance of nearby transport links.

Gunnislake is approximately 20 miles from Plymouth and 5 miles from both Callington and the beautiful market town of Tavistock.

Trains run regularly to Plymouth where you will then find links to London, Bristol and further as well as a regular bus service to Callington and Tavistock.



Please do not hesitate to contact the team at Bond Oxborough Phillips Sales & Lettings on **01822 600700** 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 01822 600700 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.

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.