



Bay View Terrace

Hayle

TR27 4JX

Price Guide £265,000

- NO ONWARD CHAIN
- THREE GOOD SIZED BEDROOMS
- OPEN PLAN KITCHEN / DINER
- IMMACULATLY PRESENTED AND CARED FOR
- UTILITY ROOM AND DOWNSTAIRS W/C
- FRONT AND REAR SUNNY ASPECT GARDENS
- AMPLE ON STREET PARKING WITH POTENTIAL TO CREATE DRIVEWAY PARKING
- CLOSE TO SCHOOLS AND SHOPS
- CONNECTED TO MAINS SERVICES
 - SCAN QR FOR MATERIAL INFORMATION



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Tenure - Freehold

Council Tax Band - B

Floor Area - 936.46 sq ft



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Summary

This well-presented three-bedroom semi-detached house offers approximately 936 sq ft (87m²) of thoughtfully arranged living space. The reception room and kitchen/diner are bright and roomy—perfect for everyday life and entertaining— the layout is enhanced further by a utility room and downstairs W/C at the rear . Upstairs are three comfortably sized bedrooms and a contemporary family shower room, ensuring practical and easy living. Outside, both front and rear gardens are fully enclosed, offering private spaces for relaxation or play. The rear garden is low-maintenance and includes a practical outdoor store. The property is being sold freehold, falls within Council Tax Band B, and comes with no onward chain, making it ready for immediate move-in. It is within walking distance of schools and shops and only a short drive away from the famous sandy beaches of Hayle. Viewings are highly recommended to appreciate all that there is to offer.

Location

Hayle is a scenic coastal town in West Cornwall, set at the mouth of the River Hayle near St Ives Bay. Known for its three miles of golden beaches, extensive dunes, and rich estuary wildlife, it's a popular destination for surfing, coastal walks, and nature lovers. The town has a strong industrial heritage, reflected in preserved foundry sites and the Hayle Heritage Centre, and offers a relaxed, community-focused atmosphere with easy access to nearby St Ives.

Hayle is also well equipped for families, with several well-regarded schools. These include outstanding and good-rated primary schools such as Penpol, Bodriggy Academy, and Connor Downs Academy. With its combination of natural beauty, educational opportunities, and family-friendly amenities, Hayle is a welcoming and well-rounded place to live or visit.

The Accommodation Comprises

(All dimensions are approximate)

Ground Floor

Composite double glazed frosted front door and side panel window leading into the:

Entrance Hallway

Skimmed ceiling. Coving. Smoke sensor. Storage cupboard with built in shelving measuring 1.20m x 0.92m. Separate alcove sizeable enough to stack and hold white goods. Broadband / Phone connection ports. Ample power sockets. Electric thermostatic radiator. Vinyl flooring. Skirting. Doors leading to:

Lounge

13'4" x 12'9" (4.08m x 3.90m)

Double glazed window to the front aspect. Skimmed ceiling. Coving. Ample power sockets. Aerial connection point. Electric feature fire with tiled hearth and wooden surround. Electric thermostatic radiator. Carpeted flooring. Skirting.

Kitchen / Diner

19'8" x 10'3" (6.01m x 3.14m)

Open plan. Two double glazed windows to the rear aspect. Skimmed ceiling. Coving. Consumer unit housed. Range of wall and base fitted units with roll edge worksurfaces, tiled splash-back and stainless steel sink with drainer and mixer tap. Indesit double oven/grill, four ring electric hob with extractor hood over. Integrated Electric thermostatic radiator. Ample power sockets. Vinyl flooring. Skirting. Door leading through to:

Utility Room

9'4" x 3'8" (2.85m x 1.14m)

Double glazed window to the side aspect. Skimmed ceiling. Partially tiled walls. Built in worksurface with space and plumbing for washing machine and tumble dryer. Ample power sockets. Tiled flooring. Door leading through to:

Downstairs W/C

3'8" x 2'11" (1.13m x 0.91m)

Skimmed ceiling. Partially tiled walls. W/C with push flush. Assistance handle. Tiled flooring.

First Floor

Landing - Skimmed ceiling. Coving. Smoke sensor. Loft hatch. Airing cupboard measuring 0.89m x 0.59m housing the hot water



tank. Electric panel radiator. Ample power sockets. Carpeted flooring. Skirting.

Doors leading to:

Bedroom One

13'6" x 9'5" (4.12m x 2.89m)

Double glazed window to the front aspect. Skimmed ceiling. Coving. Electric thermostatic radiator. Ample power sockets. Carpeted flooring. Skirting.

Bedroom Two

12'6" x 9'7" (3.82m x 2.93m)

Double glazed window to the rear aspect. Coving. Electric thermostatic radiator. Ample power sockets. Laminate flooring. Skirting.

Bedroom Three

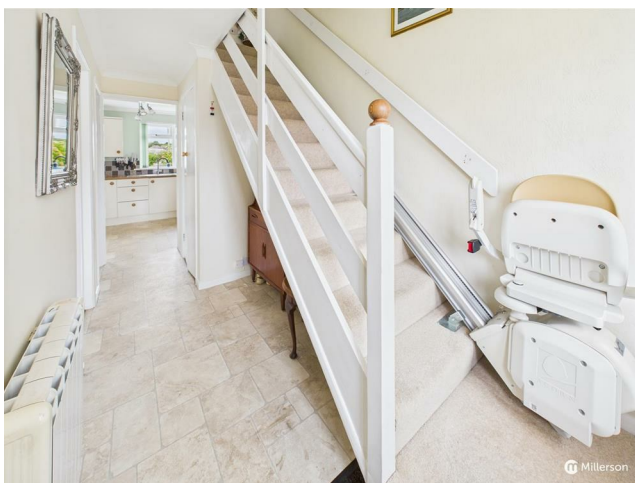
10'7" x 6'11" (3.24m x 2.11m)

Double glazed window to the front aspect. Coving. Electric panel radiator. Two over-stairs built in cupboards. Ample power sockets. Carpeted flooring. Skirting.

Shower Room

9'6" x 6'10" (2.92m x 2.10m)

Double glazed frosted window to the rear aspect. Skimmed ceiling. Coving. Partially tiled walls. Wall mounted heater. Walk in double shower cubicle with mains fed shower and assistance handles. Wash basin. W/C with push flush. Access to airing cupboard measuring 0.89m x 0.59m housing the hot water tank. Heated towel radiator. Partially tiled. Tiled flooring.





Bay View Terrace, Hayle, TR27 4JX

Outside

To the Front - A laid to lawn garden with fully stocked, flourishing flower beds and hard-standing walkway path. Enclosed with purpose built walls and metal front gate.

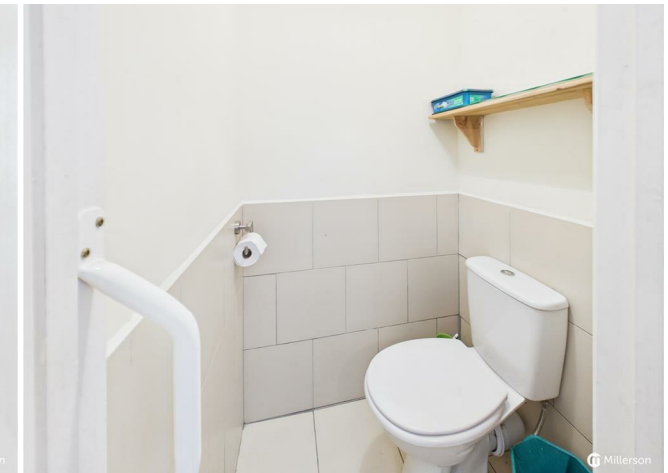
To the Rear - A low maintenance, patio garden perfect for hosting, entertaining and secure for children and pets. Wall mounted tap. Water butt. Washing line. Outside store measuring 1.88m x 1.23m. Rear wooden access gate leading to shared pedestrian pathway.

Parking

The property has no specific off street parking however subject to obtaining relevant permission driveway off street, parking could be created to the front of the property. Ample, on street, unrestricted is available immediately outside the property.

Services

The property is connected to mains water, electricity and drainage. It falls within Council Tax Band B. Mains gas is available within the estate should you wish to change the heating at any point.





Material Information

Verified Material Information

Council Tax band: B
 Tenure: Freehold
 Property type: House
 Property construction: Standard undefined construction
 Energy Performance rating: E
 Electricity supply: Mains electricity
 Solar Panels: No
 Other electricity sources: No
 Water supply: Mains water supply
 Sewerage: Mains
 Heating: Electric Thermostatic Radiators
 Heating features: None
 Broadband: FTTC (Fibre to the Cabinet)
 Mobile coverage: O2 - OK, Vodafone - Good, Three - Good, EE - Good
 Parking: Communal
 Building safety issues: No
 Restrictions - No
 Restrictions - Conservation Area: No
 Restrictions - Tree Preservation Orders: None
 Public right of way: No
 Long-term area flood risk: No
 Historical flooding: No
 Flood defences: No
 Coastal erosion risk: No
 Planning permission issues: No
 Accessibility and adaptations: None
 Coal mining area: No
 Non-coal mining area: Yes



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The information contained is intended to help you decide whether the property is suitable for you. You should verify any answers which are important to you with your property lawyer or surveyor or ask for quotes from the appropriate trade experts: builder, plumber, electrician, damp, and timber expert.

Directions

From Fore Street, head along towards Chapel Hill, at the junction turn left and continue up to the top where you then need to bear right onto Bay View Terrace. The property will be located on your

right hand side and clearly identifiable with a Millerson For Sale board. One of the team will be there to meet you.



Needing To Sell?

Are you interested in this property but aren't currently in a proceedable position?

Don't Panic!

Contact Us On The Details Below
To Arrange A Valuation

Here To Help

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Hayle
Cornwall
TR27 4DY

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www.millerson.com

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Approximate total area⁽¹⁾

912 ft²

84.6 m²

Reduced headroom

16 ft²

1.5 m²

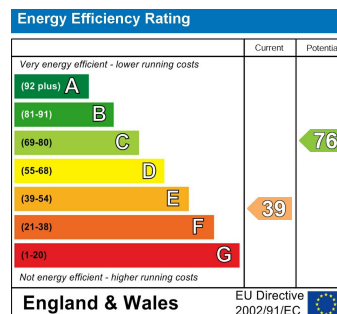
(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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