

## Launceston Road, Callington, PL17

Offers Over £190,000

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A double-fronted semi-detached cottage offering an abundance of charm and character features throughout. The property benefits from a good-sized private garden, far-reaching countryside views and no onward chain.

Callington is a charming Cornish town located within a prime location in South East Cornwall and just 15 miles from Plymouth City Centre. The Town benefits from a range of facilities including a health centre, sports centre/gym, supermarkets, church and both primary and secondary schools. The area provides some idyllic countryside walks with Cotehele Estate and House, Kit Hill and the Tamar Valley all nearby making it an ideal place for families and individuals alike.

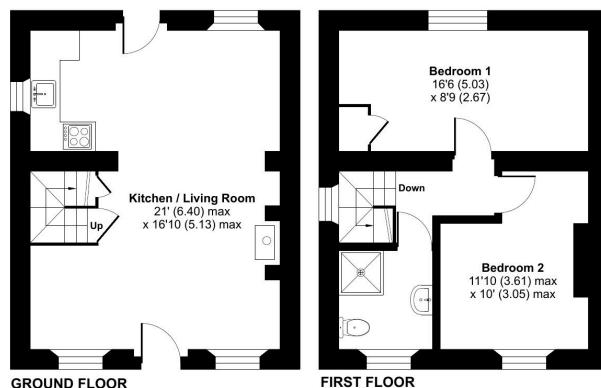
## Key Features

- TO ARRANGE A VIEWING PLEASE QUOTE BL0650
- Two Double Bedrooms
- Countryside Views
- Outbuilding/Workshop
- Council Tax Band A
- Semi Detached
- No Onward Chain
- West Facing Garden
- Modern Bathroom
- Freehold

### Launceston Road, Callington, PL17

Approximate Area = 724 sq ft / 67.2 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS Residential). © ritchiegroup 2024.  
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