

# MAPLE CLOSE



Bodmin, PL31 1QY

Guide Price: £400,000



46-48 Fore Street, Bodmin,  
PL31 2HL  
01208 741782



26 Fore Street, Lostwithiel,  
PL22 0BL  
01208 872728



# MAPLE CLOSE

 3  1  2

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THE PROPERTY SHOP

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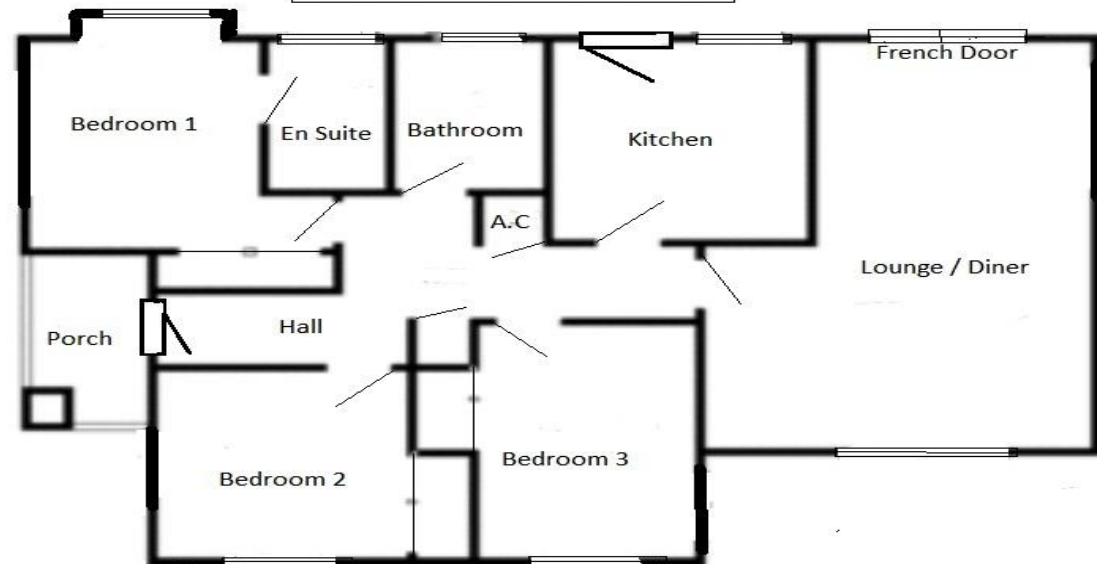
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A well-presented three-bedroom detached bungalow, located in a small cul-de-sac on the western side of Bodmin, approximately a one and a half miles from the town centre, offering all your amenities you may require. From the front of the property, you have driveway parking for two cars along with an attached garage. When entering the bungalow, you are welcomed with a spacious hallway leading to all the bedrooms, all three bedrooms are a good spacious size along with built in wardrobes with hanging rails and a shelves. The master bedroom has an ensuite with a white-water basin, WC and tiled shower cubicle. The family bathroom has white tiles and thawn coloured lino, white water basin, WC and a large shower with room to install a bath tub. The kitchen has wooden cupboards and a thawn coloured work top along with stone coloured floor tiles. The living/dining area is a spacious area with an electric fire, through the French doors from the living/dining rooms area is the gorgeous landscaped rear garden with a Garden Room, the perfect sun spot for a summers evening and to switch off from the world.



Floor Plan - 4 Maple Close, Bodmin.



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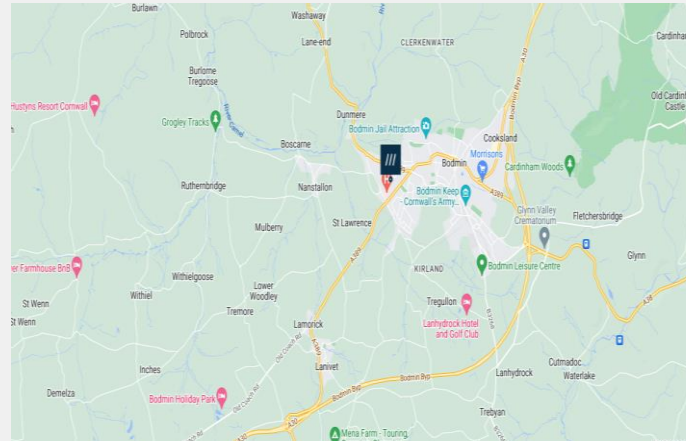
## KEY FEATURES

Three-bedroom Detached Bungalow  
Kitchen  
Lounge/Dining  
Family Bathroom  
Ensuite  
Large Rear Garden  
Garden Room  
Garage  
Driveway Parking

Local Authority: Cornwall Council

Council Band: D

Tenure: Freehold



[cases.star.ships](https://cases.star.ships)

## Services

Heating – Gas Central Heating

Water – Main

Sewerage – Main

## Schools

- St Petros Primary School
- St Mary's Primary School
- Berrycombe Primary School
- Bodmin College

## Transport links

- A short drive to the A30
- A bus stop, just a short walk away
- A short drive or walk to the town centre, where you can find all your amenities.

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