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Lovely Period Townhouse in Quiet Area
Original Features & Modern Touches
Three Bedrooms with Master En-Suite
Two Comfortable Reception Rooms
UPVC Double Glazing & Gas Central Heating
Pretty Enclosed Garden
Walking Distance of the Harbour, Shops, Cafes & Restaurants of Picturesque Padstow

12 Netherton Road, Padstow
Offers Over £445,000

This attractive three bedroom townhouse with comfortable well presented accommodation & pretty enclosed garden is situated in a quiet residential area of Padstow just moments from the beautiful harbour, shops, cafes & restaurants.

For further information about this property please
visit our office or call us on

01841 532555



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Registered Office
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Situated in a quiet residential area of picturesque Padstow within walking distance of the beautiful harbour, independent shops, cafes and restaurants is 12 Netherton Road. This attractive three bedroom Victorian townhouse is built of traditional cavity wall construction under a tiled roof, faced with painted red brick and with the benefit of gas central heating and UPVC double glazed windows and doors.

The property has some lovely original features such as high ceilings, pictures rails, stripped wood floorboards, stripped pine doors and Victorian tiling within the entrance hall combined with a modern kitchen, bathrooms and décor. As illustrated on the accompanying floorplans, the ground floor has two reception rooms, the living room to the front of the building having a square bay window and gas fire as the focal point. Having been extended by the current vendors, the kitchen/dining room is a wonderful space. With a tiled floor underfoot, cosy up to the cast iron wood burning stove or bring the outside in via the patio doors to the garden at the rear. The kitchen is fully fitted with a range of cream fronted cabinets and drawers with a contrasting work surface and tiled splashback. Integrated appliances include a slimline dishwasher, electric oven, microwave, gas hob and washing machine. The ground floor accommodation is complete with a cleverly designed cloakroom under the stairs.

Up on the first floor, one will find two genuine double bedrooms – both with an abundance of natural light and the master bedroom having a convenient en-suite shower room with walk-in shower, wash hand basin on vanity unit, WC and heated towel rail. The third bedroom is considered a single/bunk bed room or can be utilised as a study. Lastly, the family bathroom is complete with a stylish modern suite comprising a panelled bath with thermostatic shower over and hinged glass screen, WC, wash basin on vanity unit and heated towel rail.

Orientated to the south west, the rear garden is tiered on two levels - the first a private patio space and the second laid to lawn with established plants and shrubs surrounding. There is a garden shed and productive vegetable patch, pergola arch and pedestrian gate at the rear giving access to a convenient pathway. With this access to the highway, there is the potential to devise off parking at the back - utilising some of the garden. There is, however, on street parking on Netherton Road itself. Services to the property include mains gas, water, electricity & drainage.

The historic and picturesque fishing town of Padstow is located on the North Coast of Cornwall and offers an extensive range of cafes, public houses and restaurants, none more so than Paul Ainsworth's Michelin starred No.6, cool seafood bar Prawn On The Lawn and of course Rick Steins esteemed Seafood restaurant. An area of outstanding natural beauty, there are an abundance of sandy beaches within a few miles as well as the championship golf course at Trevose. The town also has a supermarket and excellent Primary School. For more extensive shopping facilities, the thriving market town of Wadebridge is just seven miles distant and offers a fine selection of shops and amenities including a sports centre, cinema, a primary and secondary school and a selection of supermarkets. The nearest mainline station is Bodmin Parkway which is approximately twenty miles distant with the nearest airport at Newquay approximately fourteen miles away with domestic and international flights.

To find 12 Netherton Road, drive towards Padstow on the A389. As you approach Padstow, turn right at signs for the town centre and follow the road down the hill. Just after the road bears right, turn right into Dennis Road. Drive along Dennis Road and then take the first turning on the right into Glynn Road. Take the next left into Netherton Road and number 12 can be found along on the right hand side. The postcode for satellite navigation is PL28 8EG.

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For clarification, we wish to inform potential purchasers that these particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. No service or appliance has been tested and all measurements are approximate. Floorplans are not to scale and are for illustrative purposes only. Please note that some photographs are taken with a wide-angle lens. Viewing strictly by appointment only.