



Haven Cottage
PORT ISAAC



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ESTATE AGENTS



- **Charming Grade II Listed Bijou Fisherman's Cottage**
- **Situated Seconds from the picturesque Harbourside, Cafés & Restaurants**
- **Two Bedrooms & Stylish Shower Room**
- **Original Slate Floors, Beamed Ceilings, Exposed Stone Walls, Open Fire & Aga**
- **Open Plan Living Accommodation**
- **Available Fully Furnished**
- **Successful Holiday Let**
- **Featured in the Popular Doc Martin Series**



Tucked away down a narrow street in the very heart of the quaint, historic and picturesque fishing village of Port Isaac just yards from the harbour, is Haven Cottage.

Haven Cottage is a two bedroom traditional cottage oozing charm and original character, located in so called 'Squeazy Belly Ally',

Noteworthy attributes include exposed stone walls, slate floors, beamed ceilings an open fireplace, window seats and sliding sash windows.



The accommodation comprises an open plan living arrangement with a modern shaker style kitchen complete with Aga, electric oven, fridge, dishwasher, washing machine and wood block work surfaces. The originality shines through with the slate flagstone floor underfoot, beamed ceiling overhead and traditional open fireplace as the focal point.

The first floor is home to a lovely double bedroom with built in wardrobe and feature fireplace with the second bedroom having a cleverly designed single bed and bunk beds built in. The shower room is modern with cool wood effect tiles, curved glass shower enclosure with electric shower, electric under floor heating and crisp white sanitary ware.

Haven Cottage has been a successful holiday let for many years with excellent occupancy and income, details of which are available upon request.

Services to the property include mains water, electricity and drainage. EPC rating TBC. Council tax band Deleted. Ofcom suggest that superfast broadband is available. Ofcom suggest 4G mobile connectivity.

Haven Cottage, Port Isaac, PL29 3RB

£360,000 guide



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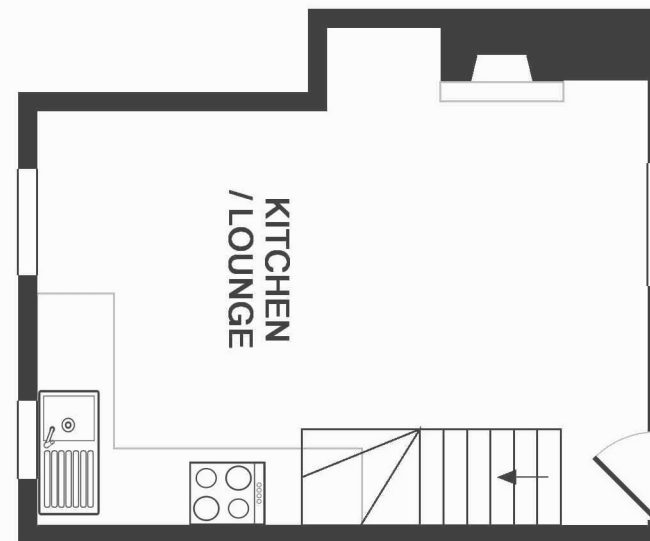
With the harbour only a minute's walk from the property, we recommend a viewing of this charming bijou cottage at the earliest opportunity.

Port Isaac is a quaint, historic picturesque fishing village, well known globally for its association with Doc Martin and the Fisherman's Friends. This sought after destination offers breathtaking walks across the surrounding dramatic coastline of North Cornwall as well as having its own beach and working harbour. There are delightful boutiques and galleries for those who wish to explore the magical narrow streets and to finish off you can always pop into one of the cosy cafés, pubs or Michelin star restaurants of Nathan Outlaw. The neighbouring village of Port Gaverne was once a thriving 19th Century fishing port and to this day remains unspoilt with the sheltered sandy beach protected by the National Trust. Watersports equipment is available for hire so one can get out and experience water based activities.

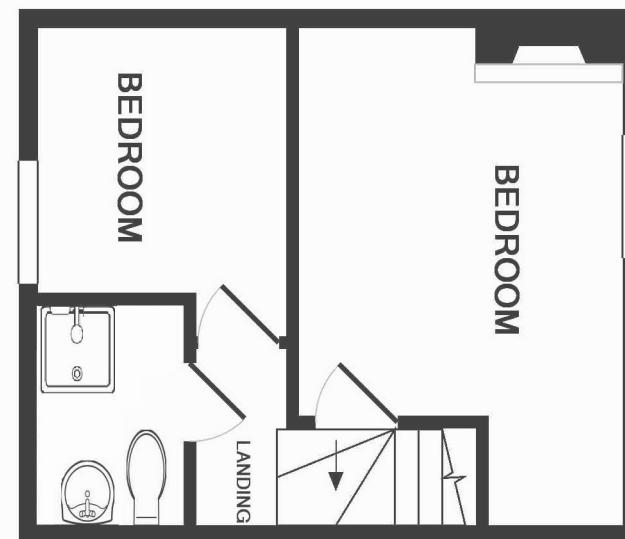
To find Haven Cottage, turn off the B3267 signposted Port Isaac. Upon entering the village, follow New Road and then turn off left onto Back Hill taking you down past the church. At the end of Back Hill, turn left onto Fore Street. Follow Fore Street all the way down towards the harbour. At the bottom of Fore Street, go straight across into Squeazy Belly Alley and the property can be found along on the right hand side. The postcode for satellite navigation is PL29 3RB. What3words: helpful.fulfilled.muscular

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GROUND FLOOR
 APPROX. FLOOR
 AREA 194 SQ.FT.
 (18.0 SQ.M.)



1ST FLOOR
 APPROX. FLOOR
 AREA 204 SQ.FT.
 (19.0 SQ.M.)



TOTAL APPROX. FLOOR AREA 398 SQ.FT. (37.0 SQ.M.)

