

STAGS

43 Glenthorne Road, Threemilestone, Truro, TR3 6TT

A modern, freehold, 3-bedroom family home located in a popular area of Threemilestone. It has been refurbished and features a new kitchen, enclosed gardens, and off-street parking, making it a highly desirable property.

Truro city centre 4 miles Perranporth 7 miles Falmouth 11 miles

• Modern freehold three-bedroom family home • Refurbished with new kitchen • Situated in a very popular area • Enclosed rear garden and off-street parking, • Available now • Pets considered by negotiation • 12 months plus • Deposit £1442 • Council tax band B • Tenant fees apply

£1,250 Per Calendar Month

01872 266720 | rentals.truro@stags.co.uk

THE PROPERTY COMPRISES
This property comprises a recently refurbished three bedroom semi-detached family home, finished to a high standard throughout. The accommodation benefits from a newly fitted kitchen with attractive stone worktops, new flooring throughout, and fresh decoration in every room. Externally, the property offers off-road parking for two cars, a generous rear garden, and a useful storage shed, making it an ideal home for families.

ENTRANCE
Entering through the front door, there is a practical entrance area with newly fitted flooring. To the left is a cupboard housing the electrical consumer unit featuring a marble worktop and coat storage above.

LOUNGE
Bright and spacious living room with newly fitted carpet and fresh decoration throughout. Featuring an open staircase to the first floor, a feature fireplace and an arch way leading to the kitchen/dining area.

KITCHEN/DINER
Newly fitted kitchen comprising a range of modern wall and base units with stone worktops, integrated oven and hob, inset sink and ample storage. Finished with new flooring and benefiting from a generous dining area and direct access to the rear garden.

MASTER BEDROOM
Spacious double bedroom benefiting from built-in wardrobes which provides ample storage space. Recently redecorated and fitted with new carpet, creating a bright and comfortable bedroom.

BEDROOM 2
A comfortable bedroom offering accommodation for a small double bed. Recently redecorated and fitted with new carpet.

BEDROOM 3
A bright single bedroom with new carpet and freshly painted walls.

FAMILY BATHROOM
Modern bathroom fitted with a bath and electric shower, wash hand basin, WC, bathroom cabinet, heated towel rail and contemporary tiling throughout.

OUTSIDE
To the front the property benefits from off-road parking for two vehicles. A secure side access gate leads to the generous enclosed rear garden, which is mainly laid to lawn with a patio area ideal for outdoor seating. The property also benefits from a gravelled side area providing access to a useful storage shed.

PARKING
Off-road parking for two vehicles at the front of the property.

SERVICES
Gas central heating
Mains electric
Mains water and sewerage
EPC C
Council Tax band B
Ofcom predicted broadband services: Superfast download 68 MBPS upload 15 MBPS. Standard download 5 MBPS upload 0.6 MBPS.
Ofcom predicted mobile coverage for voice and data: EE - good outdoor and variable in home, 02 - good outdoor, Three and Vodafone - variable outdoor

DIRECTIONS
From Truro take the A390 through Highertown and past the Royal Cornwall Hospital. Proceed straight across the roundabout adjacent to Truro College, go straight over the traffic lights and take the next left hand fork to Threemilestone. Proceed across the mini roundabout and take the second turning on the left into Glenthorne Road. Proceed past the green grass area on the left and then turn left. You will find 43 on the left hand side.

RENTERS RIGHTS ACT
The first phase of the Renters Rights Act was implemented on the 1st May 2026.
The legislation introduced many reforms affecting how tenancies are conducted.
This includes the introduction of the month to month Assured Periodic Tenancy ending the fixed term agreement and the abolition of section 21 notices now utilising the amended Section 8 notice provisions plus other reforms.

For further information and guidance please contact our offices or visit our Renters Rights Hub at Stags.co.uk.

LETTINGS - PETS
The property is available to let on an assured periodic tenancy, unfurnished and is available immediately. RENT: £1250 pcm exclusive of all charges. DEPOSIT: £1442 returnable at end of tenancy subject to any deductions (all deposits for a property let through Stags are held on their Client Account and administered in accordance with the Tenancy Deposit Scheme and Dispute Service). A minimum annual gross household income of £36000 is required to be considered. References required, viewings strictly through the agents. Pets may be considered at this property subject to a vetting application.

TENANT FEES & HOLDING DEPOSIT
This is to reserve a property and set off against the first month's rent and deposit.
The Holding Deposit of £288 (equivalent of one weeks rent) will be withheld if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to Rent check, provide materially significant false information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing). For full details of all permitted Tenant Fees payable when renting a property through Stags please refer to the Scale of Tenant Fees available on Stags website, office or on request.

TENANT PROTECTION
Stags is a member of the RICS Client Money Protection Scheme and also a member of The Property Redress Scheme. In addition, Stags is a member of ARLA Propertymark, RICS and Tenancy Deposit Scheme.

AGENTS NOTE
Please be aware the Landlord is connected to an employee of Stags.





IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Tenants must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.

STAGS
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