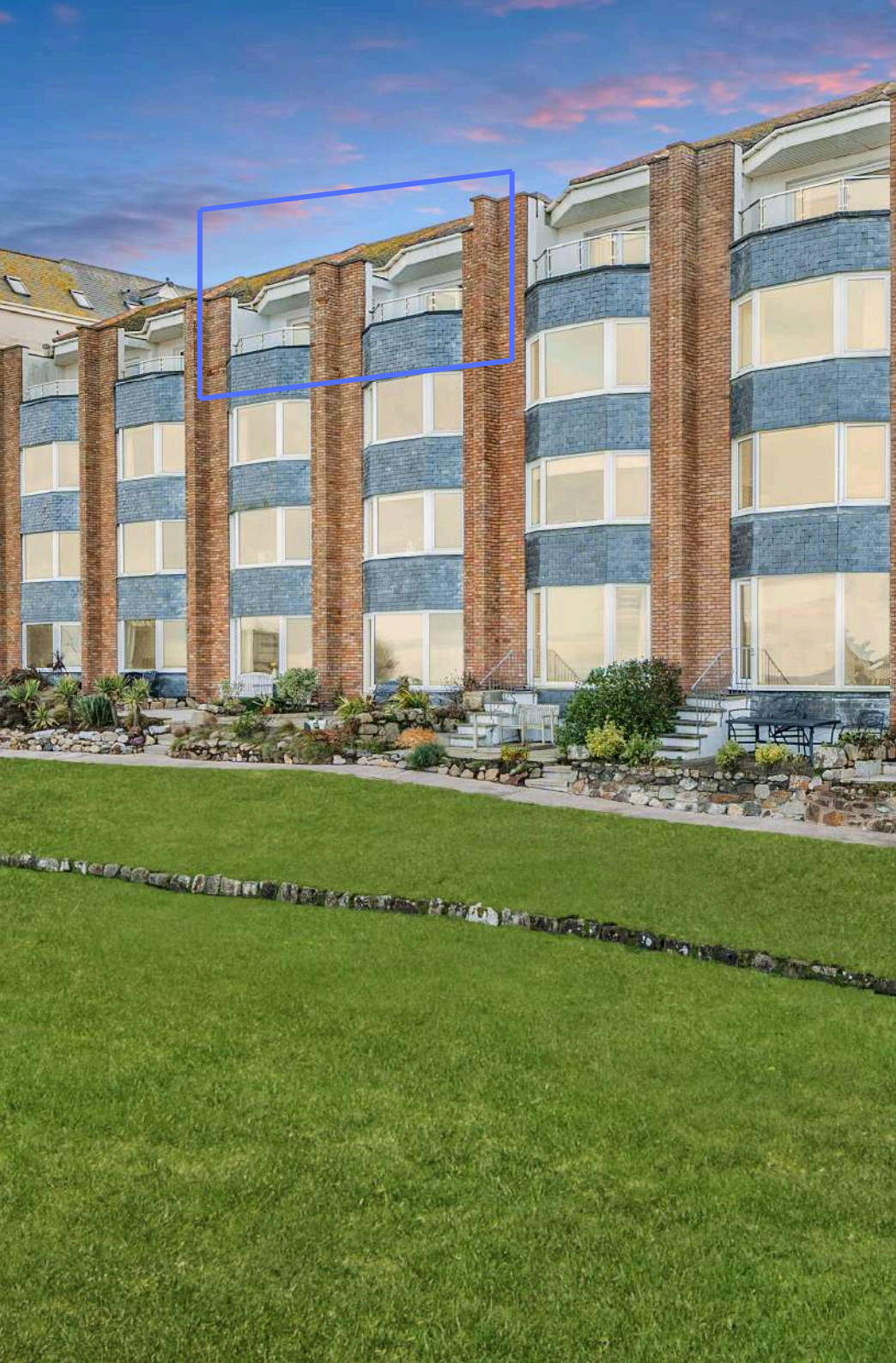


**Gwel Marten, Carbis Bay, St. Ives, Cornwall,
TR26 2PB**

**Penthouse apartment with spectacular sea views
£750,000**





Welcome to Coastal Luxury Living

Situated within one of Carbis Bay's most desirable developments, this gorgeous three-bedroom, two-bathroom penthouse apartment features two large balconies and commands uninterrupted front-line sea views, showcasing the breath-taking panoramas of St Ives Bay.

From the golden sands of Carbis Bay Beach to Godrevy Lighthouse, the sweeping scenery encompasses Hawkes Point, St Ives town, The Island, and stretches all the way to Trevoze Head. Beautiful Carbis Bay beach, directly below the apartment, is a few minutes walk down the hill - a few more on the way up!

Iconic Design Meets Coastal Charm

The red-brick construction of Gwel Marten is a distinctive feature rarely seen in Cornwall, where local stone and rendered finishes are the norm. This unique architectural style establishes Gwel Marten as an iconic landmark in the area.

Spacious & Sunlit Interiors

Inside, the apartment offers expansive, light-filled spaces. Spacious rooms and high ceilings provide a sense of grandeur, and while the property has been freshly carpeted and decorated, a new kitchen would transform the space.

Spanning 1735 sqft / 161.1 sqm, this large apartment would make an ideal permanent residence or a luxury second home/holiday let. There are beautifully maintained communal gardens to enjoy and a covered parking space. That in itself is worth a lot in this area!

Virtually staged images in this brochure showcase the potential of the kitchen/diner and how the apartment could look beautifully furnished.



Lounge

The large lounge has full width double glazed floor to ceiling windows to maximise the spectacular views over St Ives Bay towards St Ives Harbour, Godrevy Lighthouse and beyond. The sliding patio door give access to the western half of the northern balcony - which runs the entire length of the apartment.

The photo below left has been virtually staged to give you an idea of how the room might look when furnished.



This photo has been virtually staged to give you an idea of how the room would look furnished





Kitchen /diner

The kitchen, as shown below, is fully functional and benefits from sea views through the hatch to the spacious dining area and beyond. The image to the left offers a virtual renovation concept, showcasing the potential of this space.

A simple cosmetic transformation—removing the stud wall and installing a new kitchen and flooring—could elevate this area into a stunning, open-plan kitchen and dining room, seamlessly blending style and function.

The balcony, which is very private, provides yet another space for alfresco eating or just gazing at the amazing sea views.



Bedroom one and large en-suite bathroom



This photo has been virtually staged to give you an idea of how the room would look furnished

Bedroom 1 has a south facing double glazed window, built in wardrobes and a large en-suite bathroom.

The en-suite features tiled flooring and is fully equipped with all the essentials, including a bidet. There is a three-quarter-size bath with a mains-fed shower overhead and a wall-mounted heater for added comfort. Fully tiled surrounds and splashbacks incorporate a full-width mirror.

Photo left shows how the bedroom could look furnished.



Bedroom two



Large reception hallway which could double as a study area



Like the rest of the apartment the two additional double bedrooms are both freshly decorated and carpeted. Bedroom 2 also has built in wardrobes. The apartment is heated by electric storage heaters.

Bedroom three



Family bathroom





The views from the apartment are unparalleled. As well as the full length balcony at the front of the apartment there is a large sheltered south facing balcony at the rear which is a real suntrap through the day.

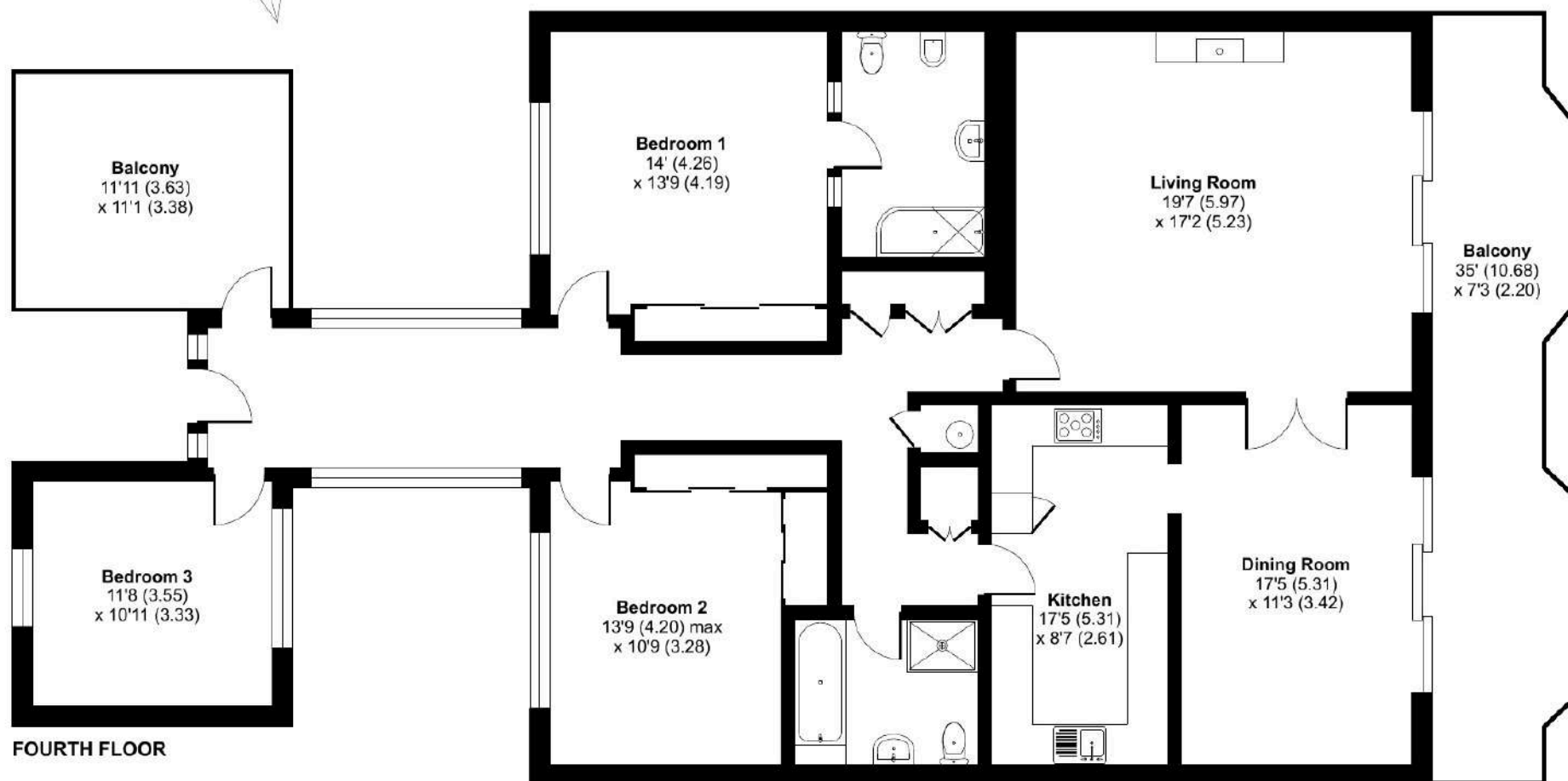


Floorplan

Headland Road, Carbis Bay, St. Ives, TR26

Approximate Area = 1735 sq ft / 161.1 sq m

For identification only - Not to scale



FOURTH FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2025. Produced for Vicky Jones. REF: 1226840



Property prices in Carbis Bay

Carbis Bay is a highly sought-after location and over the past decade, property prices in Carbis Bay have seen remarkable growth—rising 33.8% in the last five years and an impressive 49.4% over ten years—making it a sound investment opportunity.

Its reputation as a perfect coastal retreat, combined with excellent transport links and thriving tourism, ensures strong demand for both holiday rentals and permanent residences. Whether for lifestyle or investment, Carbis Bay offers a unique blend of natural beauty, convenience, and long-term capital growth.

Newquay airport is around one hour away with flights to many European and domestic destinations.



Verified Material Information

Council tax band: D
Council tax annual charge: £2342.54 a year (£195.21 a month)
Tenure: Leasehold
Lease length: 999 years remaining (949 years from 1975)
Service charge: £2800 pa
Lease restrictions: Please see lease.
Property type: Flat Property construction: Standard form
Electricity supply: Mains electricity
Solar Panels: No Other electricity sources: No
Water supply: Mains water supply
Sewerage: Mains Heating. Electric Night Storage heating
Heating features: Double glazing
Broadband: FTTC (Fibre to the Cabinet)
Mobile coverage: O2 - OK, Vodafone - Good, Three - Good, EE - Good
Parking: Allocated covered parking space
Building safety issues: No
Certificated underpinning works to a section of the complex undertaken in 2015
Restrictions - Listed Building: No
Restrictions - Conservation Area: No
Restrictions - Tree Preservation Orders: None
Public right of way: No
Long-term area flood risk: No
Coastal erosion risk: Yes
Planning permission issues: No
Accessibility and adaptations: None
Coal mining area: No
Non-coal mining area: Yes
Energy Performance rating: D



Scan here for further details



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About the area

Carbis Bay is renowned for its golden beaches, turquoise waters, and close proximity to the vibrant town of St Ives. The beach, often regarded as one of Cornwall's finest, offers serene waters perfect for swimming and water sports. St Ives captivates visitors with its charming harbour dotted with colourful fishing boats and cobbled streets lined with art galleries, reflecting its legacy as an artist's haven. Galleries include the Tate St Ives and the Barbara Hepworth Museum. St Ives is a foodies heaven, with fabulous restaurants and wonderful independent shops.

Carbis Bay and St Ives are year round holiday destinations and a great investment area.

To view, call Vicky Jones on
07974 411570 or email
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