



1, Regent Terrace,



STAGS

1, Regent Terrace,

Penzance, Cornwall TR18 4DW

Mousehole - 3 miles Marazion - 5 miles St Ives - 8 miles

A recently renovated Grade II Listed Regency style town house in one of Penzance's most prestigious residential addresses.

- Grade II Listed
- 5/6 Bedrooms
- 4 En-suite Rooms
- Recently Renovated
- Freehold
- Period Family House
- Annexe
- Substantial Property
- Parking for Multiple Vehicles
- Council Tax Band F

Guide Price £650,000

SITUATION

Regent Terrace is located just south of Penzance town centre in a prestigious residential area, mere moments from the promenade and seafront. As the commercial hub of the Land's End Peninsula, Penzance boasts a rich history, reflected in its well-preserved architecture, including the recently restored Art Deco Jubilee Pool. A vibrant and popular destination, the town offers an eclectic mix of independent shops, cafés, restaurants, galleries, and traditional inns. Within walking distance, the tranquil sub-tropical gardens of Morrab and Penlee provide a peaceful retreat, along with an art gallery and museum celebrating the heritage of West Cornwall. Nearby, you'll find stunning sandy beaches and renowned attractions such as the open-air Minack Theatre in Porthcurno, the Tate Gallery in St Ives, and the iconic St Michael's Mount in Marazion. Picturesque villages like Mousehole and Marazion offer coastal charm, while Newlyn's bustling fishing harbour remains a centre of maritime activity. For travel convenience, Penzance railway station provides direct links to London Paddington.



THE PROPERTY

Entered from the ground floor, up a set of five granite steps leading through to the front door and into a welcoming lobby. A large central hallway opens to an open-plan kitchen/dining room, featuring a breakfast bar, dark blue shaker-style cabinetry, quartz countertops, a built-in oven, induction hob, and dishwasher. To the rear, a versatile bedroom or study includes built-in storage and an en suite shower room, with windows overlooking the side courtyard.

Stairs rise to the first floor level hosting a rear-facing double bedroom with an en suite shower room, a luxurious family bathroom with a slipper bath, double vanity, and rainfall shower, plus a utility/cloakroom with WC, sink, and laundry space. The spacious reception room enjoys stunning views over Mount's Bay through two large sash windows. The second floor offers a bright landing, illuminated by a large rear-facing window, leading to two bedrooms. The rear bedroom offers views up Queen Street, while the principal suite boasts two front-facing sash windows with panoramic Mount's Bay views, plus an en suite with a generous walk-in rainfall shower.

APARTMENT

A standout feature of the property is the integrated lower ground floor apartment. Accessed via a staircase beneath the main hall, this self-contained space includes a reception room with direct garden access, an open arch leading to a modern kitchen/dining area, and a rear bedroom/office with courtyard access and an en suite shower room. A cupboard off the shower room houses a combination boiler.

OUTSIDE

The front of the property features a gated entrance, a stone-walled boundary, mature greenery, and a spacious driveway accommodating multiple vehicles. A raised decked area to the side offers a sun-soaked retreat, with access to a workshop/store. The rear courtyard wraps around the home, with a staircase leading to Queen Street and a discreet storage area.

SERVICES

Mains Water & Drainage, Gas & Electricity. Heating: Gas (2 boilers). Ultrafast Broadband Available - Ofcom. Mobile Signal - O2, EE, Three, Vodafone - Limited - Ofcom

VIEWINGS

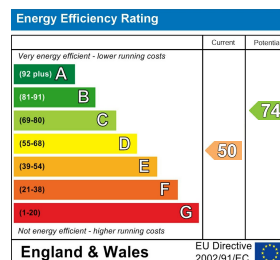
Strictly and only by prior appointment with Stags' West Cornwall on 01736 223222

DIRECTIONS

Once in Penzance, head towards the Promenade, passing over the Ross Bridge with the sea on your left. Turn right into Queen Street, and after a short distance you will see Regent Terrace.



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. Purchasers 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.



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Approximate Gross Internal Area = 239.59 sq m / 2579 sq ft
Storage = 6.87 sq m / 74 sq ft
Total = 246.46 sq m / 2653 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1168696)



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