



Upper Seafarer



STAGS

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45 Fore Street, St. Ives, TR26 1HE

Carbis Bay 2 Miles, Gwithian 10 Miles , Mousehole 12 Miles

A spacious coastal apartment with far reaching views across St.Ives Bay and the North Coast beyond.

- NO ONWARD CHAIN
- Heart of St.Ives
- Top Floor Apartment
- Successful Holiday Let
- Share of Freehold
- Balcony
- Coastal Views
- Two Bedrooms
- Light and Spacious
- Council Tax Band - Zero Rated

Guide Price £549,000

SITUATION

Enjoying stunning far reaching views over St Ives Bay and along miles of the North Cornish coastline, Upper Seafarer is situated in the heart of this vibrant seaside town.

A short stroll takes you to the maze of narrow streets lined with fisherman's cottages together with an eclectic range of shops, quality restaurants and galleries. The picturesque granite harbour is of course a focal point for many, complete with local fishing boats that still moor alongside the piers and its own sandy beach. On the opposite side of St. Ives Island is Porthmeor Beach which faces the Atlantic Ocean and is a favourite with surfers.

At nearby Lelant, overlooking the Hayle Estuary, there is a spectacular Links Golf Course with views stretching up towards Godrevy Lighthouse. A scenic branch railway line links Carbis Bay and St. Ives with the main London to Penzance line at nearby St. Erth.



THE PROPERTY

Upper Seafarer occupies an enviable spots in St Ives — right in the vibrant heart of the town, yet with near uninterrupted coastal views that stretch across the harbour and out to the open sea. This rare combination means you can enjoy the tranquillity of the sea while being just steps away from St Ives' most sought-after attractions, including its charming cafés, award-winning restaurants, independent galleries, and boutique shops.

Enjoying the top floor of a characterful building on the ever-popular Fore Street, the apartment is accessed via a well-maintained communal staircase. Once inside, you are welcomed into a light-filled, open-plan living and dining space, where expansive windows frame the ever-changing coastal scenery — from the glistening harbour waters to the rugged beauty of the North Coast. The living area flows seamlessly onto a private balcony through large sliding doors, creating the perfect spot to enjoy a morning coffee, or simply to watch the boats drift by.

Accommodation includes two generously sized double bedrooms overlooking the bustling Fore Street. One bedroom benefits from a stylish en-suite bathroom, while a second contemporary family bathroom serves the rest of the apartment. Thoughtful touches throughout create a welcoming and relaxing environment, making this the ideal coastal retreat for families, couples, or friends.

Whether you're seeking a peaceful seaside escape, an art-filled cultural getaway, or simply a prime base for exploring Cornwall's treasures, Upper Seafarer offers an unforgettable St Ives experience.

VIEWINGS

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

SERVICES

Mains drainage, electricity and Gas.
Superfast Broadband Available - (Ofcom)
EE, Three, O2 and Vodaphone available

DIRECTIONS

From the West Pier beside the Life Boat Station, head up Lifeboat hill, turning right onto Fore Street.

Proceed along Fore Street for around 130metres until you reach The Sea Food Cafe. A representative from Stags will meet you there.

HOLIDAY LET

The apartment is currently a successful holiday let and figures can be provided on request.

TENURE

Share of Freehold.



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.

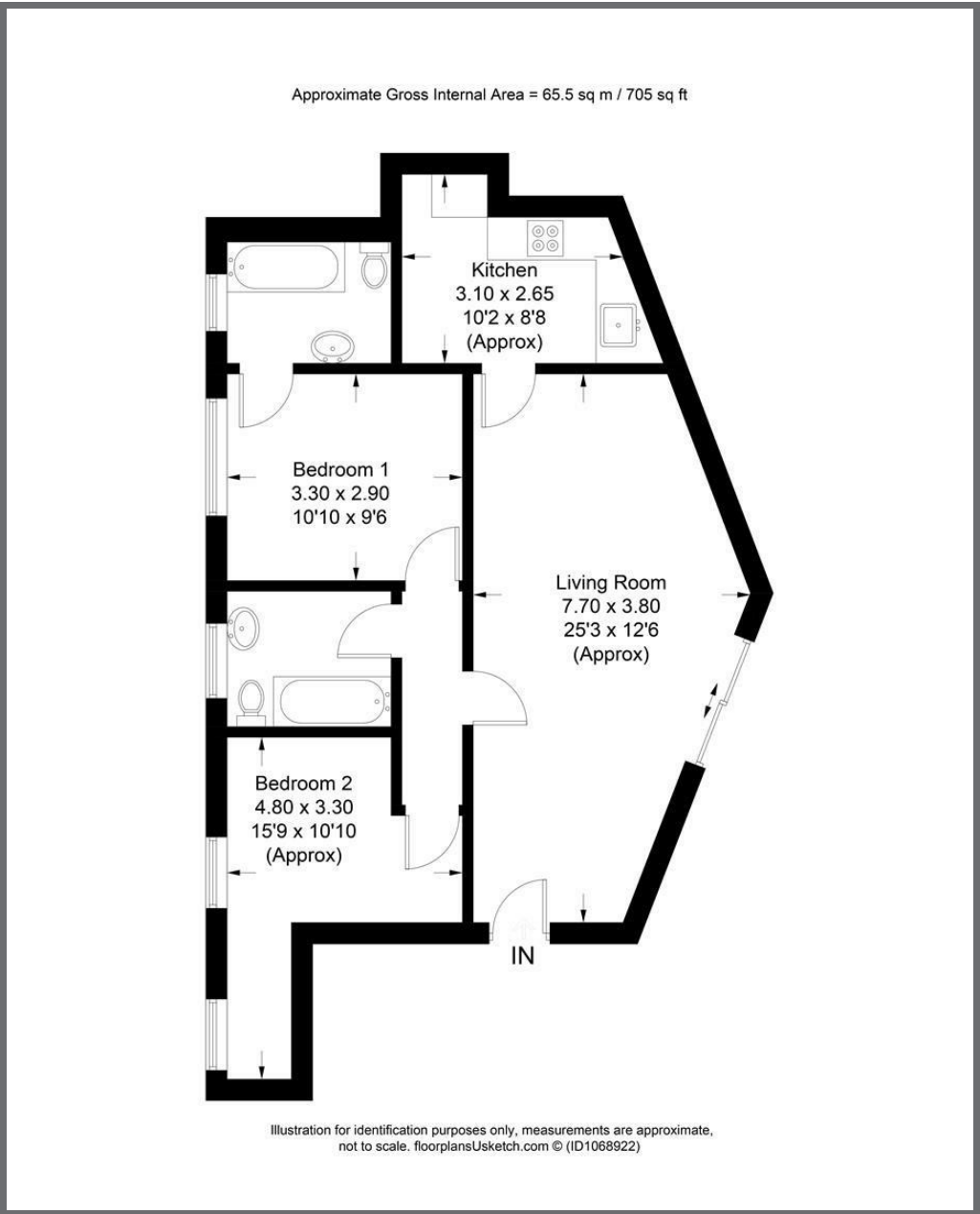


Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

61 Lemon Street, Truro,
Cornwall, TR1 2PE

westcornwall@stags.co.uk

01736 223222



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