



Jasmine Cottage,
Millpool, Goldsithney

LODGE & THOMAS
ESTABLISHED 1892

Jasmine Cottage,

Millpool, Goldsithney, Penzance TR20 9JD

Guide Price - £550,000 Freehold

- Attractive Four bedroom detached house
- Additional 3.3 Acres of Land available
- Private garden enveloping the property
- Far reaching, rural Views
- Ample Parking
- Sold with No Chain

This highly appealing four-bedroom detached home is discreetly positioned along a quiet country lane and is available with the option to purchase an additional 3.3 acres of land. Set in the peaceful, rural hamlet of Millpool, between Penzance and Porthleven, Jasmine Cottage is just a short distance from Prussia Cove, Praa Sands, Marazion and the south Cornish coast.

The Property

Built in 1977 by our vendor's family, this four-bedroom detached bungalow has remained in the same ownership ever since, now being offered for sale on the open market for the very first time. Originally constructed as a convenient residence close to the family farm, it successfully operated as a holiday let for several years before being converted into a long-term rental.





Today, the property presents as a bright home with spacious ground-floor living. The large kitchen/diner has been recently fitted with a brand-new Howdens kitchen, complete with integrated appliances covered by a three-year warranty, including a washing machine, tumble dryer, dishwasher, built-in double oven, and induction hob. The sitting room benefits from two substantial windows framing views of the gardens and open fields beyond, while a newly installed log burner adds both character and efficient heating. The ground floor also benefits from two comfortable double bedrooms and a newly installed bathroom.

The first floor comprises two generously proportioned bedrooms: the principal bedroom features extensive built-in storage, while the slightly smaller second double benefits from eaves storage. Both rooms are served by a separate WC.

The property benefits from a newly laid level tarmacadam driveway, providing ample parking for up to six vehicles. Thoughtfully, the vendor has pre-installed water pipes and electrical connections beneath the driveway leading to the shed in the corner, offering future buyers the flexibility to develop the space further. There is also a brand-new oil-fired external boiler servicing the home.

The property is encircled by a low-maintenance wraparound garden, enhanced by recently installed patio tiling. Mature trees line the boundaries, offering a natural sense of privacy. The level lawns extend to approximately 0.2 acres, enjoying open views across rolling hills and countryside to the south and east.

Adjacent to Jasmine Cottage, there is an additional 3.275 acres of land available subject to separate negotiation, divided into two gently sloping fields. Access to the land is available either via the bottom corner of the house garden or directly from the road through a wide, level gate. One field (outlined in blue) extends to approximately 2.3 acres, while the other (outlined in green) extends to approximately 1 acre, both descending gradually toward a pond nestled among mature trees.





EPC D Council Tax Band D

Services

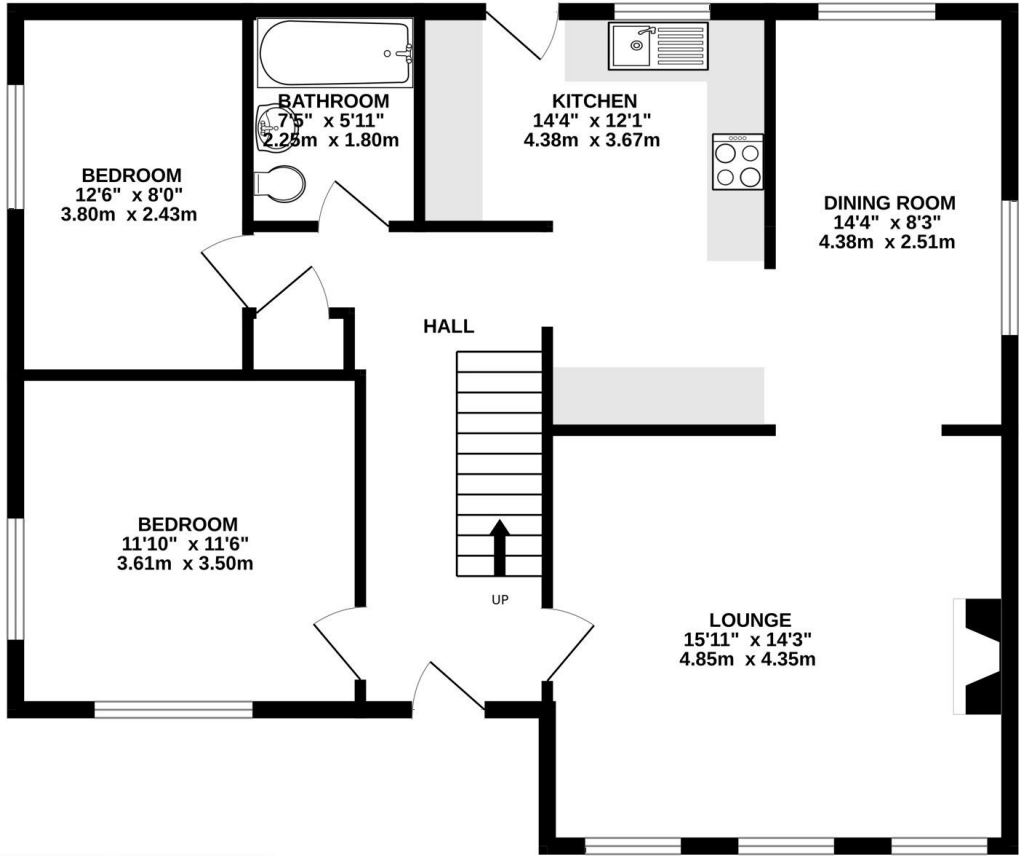
Mains electricity and water. Oil-fired central heating. . None of these services have been tested and therefore no guarantees can be given. Interested parties are advised to make their own enquiries to the relevant service providers.

Wayleaves, Easements & Rights of Way

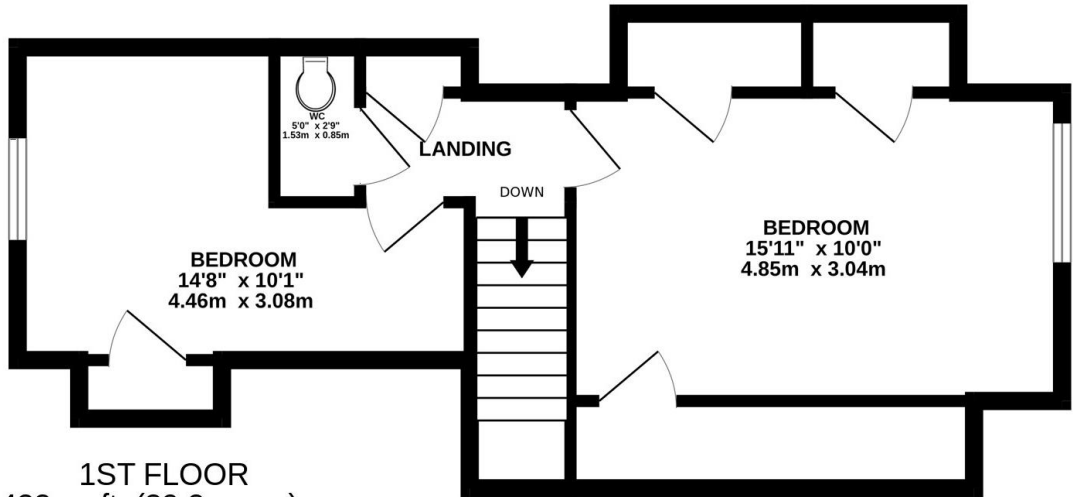
The sale will be subject to and with the benefit of all wayleaves, easements and rights of way as may exist.

Particulars & Plan

Whilst every care is taken in the preparation of these particulars, their accuracy is not guaranteed and they do not constitute any part of an offer or contract. Any intending purchaser/s must satisfy themselves by inspection or otherwise as to the correctness of these particulars.



GROUND FLOOR
887 sq.ft. (82.4 sq.m.) approx.



1ST FLOOR
422 sq.ft. (39.2 sq.m.) approx.

Location

Set in one of Cornwall's most celebrated regions, the property offers easy access to iconic destinations including St Michael's Mount, the Minack Theatre, and St Ives. Nearby Porthleven is now a key culinary destination, while Prussia Cove and Helston provide rich local history.

The surrounding Lizard and Land's End Peninsulas, both Areas of Outstanding Natural Beauty, showcase Cornwall at its finest- with dramatic seascapes, a mild climate, and exceptional outdoor pursuits. For travel, St Erth station is just five miles away, with direct rail links to London, including the overnight sleeper train.

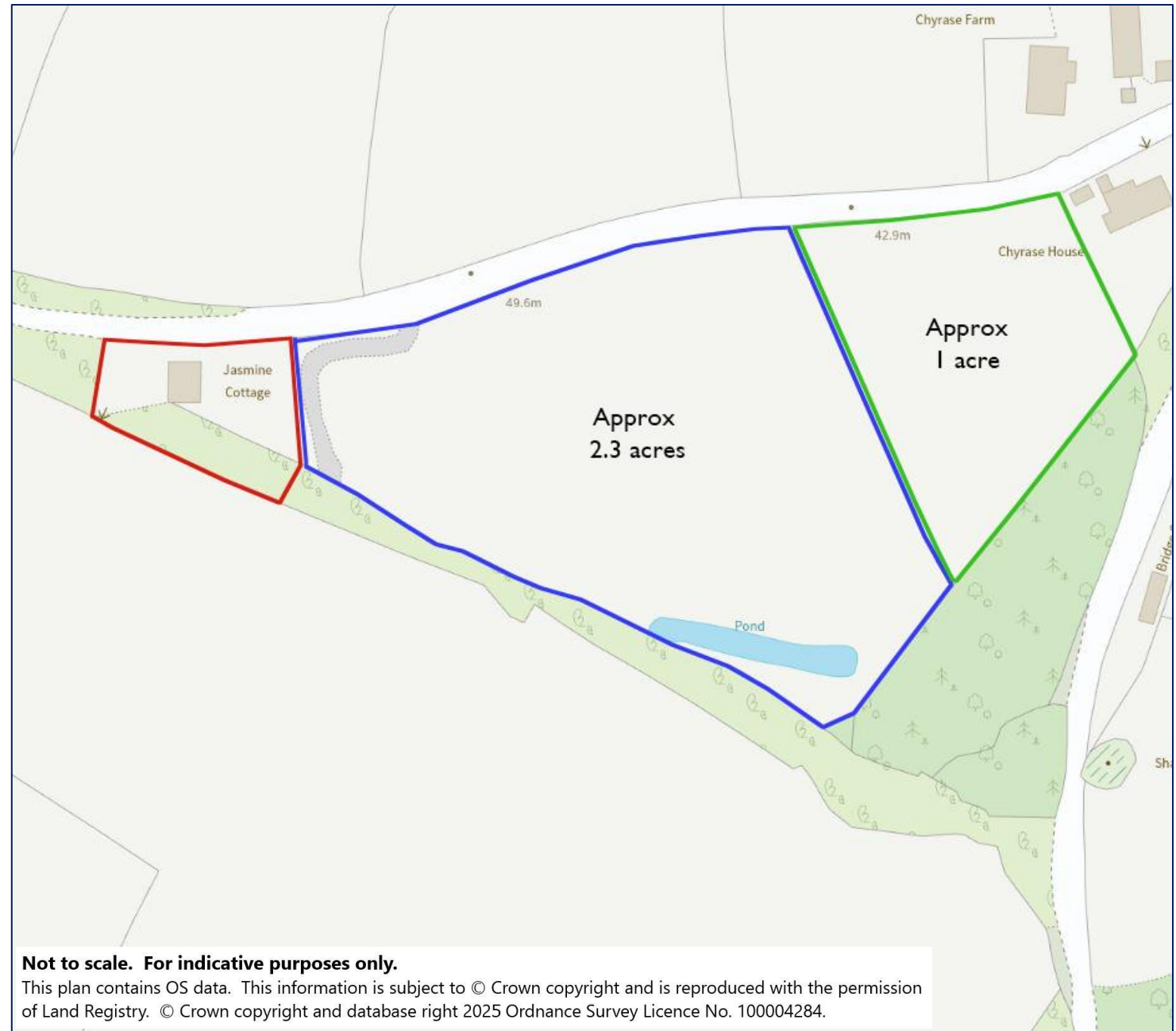
Viewing

Strictly by appointment with the sole selling agent Lodge & Thomas. Tel: 01872 272722
email: property@lodgeandthomas.co.uk

Directions

At the end of the A30 heading into Hayle, take the 4th exit at Loggans Moor Roundabout onto Carwin Rise (B3301). At the next roundabout, take the 1st exit onto Guildford Road and continue for approximately 2.4 miles, following signs for Townshend. Drive through the village of Townshend, then turn left onto Bunkers Hill. Continue for around 1.4 miles, heading towards Trescowe. Turn right into Millpool, keep straight at the junction, and Jasmine Cottage will be located approximately 200 metres ahead on the left.

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