



WELCOME TO  
ONE PENTIRE

Commercial Unit, One Pentire, Newquay, TR7 1TQ

david ball  
Agencies



Brand new Office/Employment Units for sale in sought after area of Newquay  
Units from 381 Sq Ft (35.45 Sq Mts)  
999 year lease.  
Prices from £195,000 plus VAT  
All units subject to VAT. Please call to view.

**From £195,000 plus VAT Leasehold**

## Key Features

- New Employment Units
- Sought After Location
- 999 Year Leases
- Viewing Highly Recommended
- Professionally Designed Interiors
- Prices From £195,000 All Units plus VAT
- Single Underground Allocated Parking Space
- Call to View

## The Development

Welcome to One Pentire — a fresh new collection of stylish apartments and four commercial units designed for modern coastal living, whether you're looking for a full-time home, a weekend escape, or a smart investment by the sea.

Tucked into one of North Cornwall's most desirable spots, One Pentire offers a mix of beautifully crafted apartments — including nine standout penthouses, with wide, sweeping sea views. It's the latest project from one of Cornwall's top boutique design teams, and their fifth high-end development in Newquay in just four years.

Just a short hop from Cornwall Airport Newquay (one of the fastest-growing airports in the UK), this area is set to stay a firm favourite for staycations and seaside getaways. With travel trends leaning local and more people investing in lifestyle-first properties, these apartments are a great choice for both living and earning — or a bit of both.

Designed by the award-winning HLM Architects, One Pentire blends striking, contemporary design with natural Cornish materials like stone gabion walls, giving it a real sense of place. The outside space has been just as thoughtfully considered too, with lush communal gardens made for soaking up the sun, hosting friends, or just enjoying a quiet coffee outdoors.







## Location

The aspirational location of Pentire is fast-becoming one of Cornwall's most lucrative property hotspots. A special collection of 74 spacious apartments and four commercial units just a stone's throw from iconic surf-beach Fistral. The boutique development hosts nine outstanding penthouses, and 65 exclusive studio, one, two and three bed apartments, expansive underground parking for all apartments with lift access to each floor. Adding to the lifestyle benefits is space for a wine bar and café-deli on the ground floor, and idyllically landscaped gardens.

## Leasehold Information

999 year lease from new

Service Charge £793.00 per annum

## Agents Note

The following services can be found at the property: Mains electric, water and drainage, however we have not verified any of the connections. Supplied services and appliances have not been tested by the agent. Prospective purchases are advised to make their own enquiries.

## The Units

Unit 1 Block A 63.98 689.67 £255,000. SOLD

Unit 2 Block B 66.81 719.14 £225,000. AVAILABLE

Unit 3 Block A 88.50 952.60 £225,000. SOLD

Unit 4 Block A 35.45 381.58 £195,000. AVAILABLE





one  
PENTIRE

G

LOWER GROUND FLOOR

LAYING LOW

Two sensational sea-facing, two-bedroom duplex apartments intermingle with a vast open commercial space which will play home to a stylish, lifestyle-led cafe/deli area. Well segregated and easily accessed via Fennie Avenue due to the gradient on the road, these expansive apartments are very much in keeping with a Cali Beach-infused style - light, airy with minimal ornamentation and high functionality. Timelessly designed, they each boast stylish modern fixtures and fittings that synthesise with the contemporary and striking architecture.

Both apartments are fitted with high-end Forcelanosa kitchens and sanitaryware with a range of elegant vanity unit details and choice of sleek floor tiles, laminate flooring and engineered wood flooring forming layers of texture. Surfaced neutrals create feature walls in all bathrooms and ensuites with crisp contemporary block fitting details featuring throughout.

2 BEDROOM  
Appt No. 1  
2

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