Land - Trowan Vean

STAGS

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Trowan, St Ives, TR26 3AE

A rare opportunity to acquire a superbly positioned field in the highly sought-after and picturesque area of Trowan - North coast of St Ives.

- Circa 2.8 Acres
- Coastal Views
- Near St Ives
- Former Piggery on Site
- Good access
- North Coast Position
- Rare Oppurtunity
- Services Nearby

Guide Price £90,000

SITUATION

Situated within one of West Cornwall's most sought-after rural landscapes, the land offers an increasingly rare opportunity to acquire a private piece of countryside where uninterrupted views stretch across rolling farmland to the iconic coastline of St Ives Bay. Whether as a peaceful retreat, an environmental investment, or simply an opportunity to enjoy ownership of a truly special Cornish landscape, this is a unique offering in a location where opportunities of this calibre are seldom available.

St Ives is famous for its charming maze of narrow streets, lined with traditional fishermen's cottages, unique boutiques, acclaimed restaurants, and thriving art galleries. At its heart lies a scenic granite harbor, where local fishing boats gently bob along the piers, framed by a stunning sandy beach. For golf enthusiasts, the spectacular links course at Lelant overlooks the Hayle Estuary, offering breathtaking views toward the iconic Godrevy Lighthouse. Travel is made easy with a scenic branch railway connecting Carbis Bay and St Ives to the main London-to-Penzance line at nearby St Erth, providing a seamless journey with stunning coastal panoramas.

DESCRIPTION

A rare opportunity to acquire an exceptional parcel of land occupying an elevated position with panoramic views across the surrounding countryside towards the dramatic North Cornish coastline, encompassing St Ives Bay and the Atlantic Ocean beyond. Enjoying a peaceful and unspoilt setting, the land offers both natural beauty and far-reaching vistas.

Extending to approximately 2.82 acres, the land comprises gently sloping pasture bounded by traditional Cornish hedging, creating an attractive and easily managed parcel suitable for a variety of amenity, conservation and recreational uses, subject to any necessary consents.

Situated within the land are the ruins of a former piggery, providing an interesting feature and potentially offering scope for future use subject entirely to the necessary permissions and other relevant consents. The existing structure may appeal to those looking to explore the possibilities offered by the site, whilst its elevated position ensures the spectacular outlook remains a defining feature.

With its combination of acreage, rural tranquillity, historic remains and outstanding coastal views, this is a particularly appealing parcel of land offering considerable amenity value and potential, subject to the appropriate consents.

VIEWINGS

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

SERVICES

There are services within the vicinity.

AGENTS NOTE

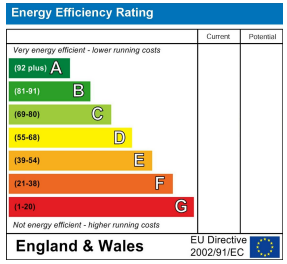
The land does have a right of way across the field for the neighbouring land owner.

The land is subject to a number of covenant - further information is available on request.

DIRECTIONS

What3 Words ///replayed.navy.thinkers

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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