

# The Palm House

MAWGAN PORTH



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ESTATE AGENTS

- *Elevated Position with Panoramic Sea Views Over Mawgan Porth*
- *Striking Contemporary Interior Design with Light-Filled Spaces*
- *Entire Upper Floor Dedicated to an Opulent Principal Suite*
- *Spacious Open Living with Floor to Ceiling Glazing*
- *Four Bedrooms with Bespoke Bunk Room Sleeping 4*
- *Detached Garden Cabin with Sleeping Quarters & Shower Room*
- *Landscaped Gardens by Award Winning Designer with Hot Tub, Barrel Sauna & Dining Terrace*
- *Attached Garage/Gym/Surf Store with Driveway Parking for Three Vehicles*





The Palm House, Mawgan Porth, is an exceptional contemporary coastal residence that combines architectural sophistication with an unrivalled beachside position. Perfectly poised above one of Cornwall's most celebrated stretches of sand, this striking home offers a rare opportunity to secure a lifestyle defined by luxury, comfort and sweeping ocean vistas.

Set in the exclusive coastal village of Mawgan Porth, just a short stroll from the shoreline, The Palm House has been interior designed to exacting owner-occupier standards with an emphasis on light, space and seamless indoor-outdoor living. Its upper floor is dedicated entirely to a magnificent principal suite — a sanctuary of calm featuring a superking bedroom, private dressing room, elegant snug and a showpiece en-suite with freestanding bath, rainfall shower, twin basins and panoramic sea views that transform with the tides.



The ground floor unfolds into a spectacular open-plan living space where floor-to-ceiling glazing frames the coastal landscape. Here, a refined seating area with an inset fire ascends effortlessly into further living accommodation — currently utilised as home office space. The high specification kitchen/diner with bi-fold doors to the garden is fitted with premium appliances and generous preparation space, creating the perfect setting for both relaxed family gatherings and sophisticated entertaining.

Three further beautifully appointed bedrooms are positioned on another elevated level: a serene king-size, a restful smaller double and a bespoke designed bunk room sleeping for four complete with integral storage and work space. A stylish family bathroom, cloakroom and generous utility complete the internal accommodation.

Outside, the detached garden room/cabin — a versatile haven currently styled as a yoga studio and snug — has its own shower room, sink and fridge, ideal for guests, wellness pursuits or creative work.

Meticulously landscaped by award winning garden designer Sam Ovens, the established gardens extend to a dining terrace, complemented by a hot tub and barrel sauna for indulgent relaxation. The elevated position ensures captivating sea views from multiple vantage points. The attached garage offers excellent storage space and also doubles as a gym and surf store, while a private driveway accommodates up to three vehicles.

The Palm House is more than a home — it is a statement of coastal living at its finest, whether as a primary residence, a second home or an exceptional holiday retreat with strong income potential. Properties of this calibre are seldom available, making this an opportunity not to be missed.

Services to The Palm House include mains gas, water, electricity and drainage. EPC rating C. Council tax band E. Ofcom indicate superfast broadband availability. Ofcom indicate 5G mobile coverage.



## The Palm House, Mawgan Porth TR8 4DW £1,795,000 guide







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Mawgan Porth is a breathtaking sandy bay where rolling Atlantic waves meet golden shores, creating a haven for surfers, walkers, and those seeking true coastal escape. The wide, unspoilt beach is perfect for both exhilarating water sports and tranquil days in the sun, while the surrounding cliffs offer dramatic coastal walks with unforgettable ocean views.

This charming seaside village is alive with local flavour. Fine dining awaits at the award-winning Scarlet Hotel, while indulgent spa and leisure facilities can be found at both The Scarlet and Bedruthan Hotels. Stroll through the heart of the bay to discover friendly cafés, beachside bars, the welcoming Merrymoor pub, and a selection of gift shops and eateries that celebrate the spirit of Cornwall.

For those with a taste for adventure, Mawgan Porth offers direct access to the world-famous South West Coastal Path. Breathtaking hikes lead to nearby treasures such as Watergate Bay and Bedruthan Steps, while surf schools and beach activities provide excitement for all ages.

Food lovers are spoilt for choice with some of Cornwall's most celebrated restaurants just a short drive away. In picturesque Padstow, Rick Stein's acclaimed Seafood Restaurant, Paul Ainsworth's Michelin-starred No.6, and the relaxed yet vibrant Prawn on the Lawn offer unforgettable dining experiences.

Mawgan Porth is also perfectly placed for easy connections. The main A30 is less than 20 minutes away, Newquay Airport is just 2.4 miles from the bay with both domestic and international flights, and Bodmin Parkway mainline station is around 30 minutes by car, offering direct routes into London Paddington.

To find The Palm House, head towards Newquay from Padstow along the coast road passing through St Merryn and Porthcothan along the way. Upon entering Mawgan Porth, pass the Bedruthan Steps Hotel and continue round the bend. Turn right into Gwel-An-Mor and The Palm House is the first property on the left hand side. The postcode for satellite navigation is TR8 4DW. What3words: processor.handwriting.archduke

