



## Mill Cottage, St Austell – Character Home with Just Over Half An Acre Of Gardens!

Offers Over £499,000

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- Four-bedroom character cottage – full of charm yet offering a spacious family layout.
- Private gated driveway – with parking for numerous vehicles.
- Spacious kitchen-diner – dual aspect with pantry and ample dining space.
- Large master suite plus flexible bedrooms – including perfect options for guest room, nursery, or home office.
- Alfresco sun terrace – for outdoor dining and summer evenings
- Just over half of an acre of level gardens – meticulously maintained lawns - multiple outbuildings
- Detached garage, outbuildings & storage sheds – ideal for hobbies, workshop space, or extra storage.
- Two reception rooms – both with granite fireplaces, exposed beams, and versatile living/dining options.
- Family bathroom – with both bath and separate shower.
- Convenient location – on the fringe of Bugle, just a short drive from St Austell and the A30 for excellent connections.



Discover the charm of Mill Cottage – a beautiful four-bedroom family home that blends character, space, and lifestyle in one irresistible package. Set within just over half of an acre of meticulously cared-for gardens and bordered by woodland, this cottage offers privacy, tranquillity, and a true sense of escape, all just minutes from the A30 and St Austell. From its inviting kitchen-diner and two cosy reception rooms with stunning granite fireplaces, to its spacious bedrooms and flexible layout, the home is perfect for modern family living while brimming with authentic cottage features. Outside, a large level paddock garden, alfresco sun



terrace, detached garage, and ample gated parking create the ideal setting for entertaining, relaxing, and making memories. With Cornwall's sandy beaches, schools, transport links, and countryside adventures all within easy reach, Mill Cottage isn't just a home – it's a lifestyle waiting to be embraced.