Talskiddy Farm

Talskiddy, St. Columb, Cornwall, TR9 6EB

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Talskiddy Farm

Talskiddy, St. Columb, Cornwall, TR9 6EB

Auction Guide Price £375,000—£400,000

For sale by public auction on Wednesday 18th November 2026

Pre-registration is required for ALL bidders, No approved AML check means you will not be able to bid.

An array of residences offering an abundance of potential for multigenerational living or to provide an income

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Set across 0.95 acres in a peaceful and tranquil setting

Generously proportioned four bedroom farmhouse retaining a wealth of charm and character throughout

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Ideally situated within mid-Cornwall being approximately 7 miles east of Newquay

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Description

Nestled in a peaceful rural hamlet of Talskiddy, two miles north of St Columb Major, Talskiddy Farmhouse represents a unique opportunity to purchase four individual residences that have an abundance of charm and character throughout.

Offering tremendous versatility for either multigenerational living or to provide an income from holiday letting, each property has its own individual attributes. The main farmhouse offers generously proportioned living accommodation with four bedrooms with Lambs Barn, Goose Cottage and The Chalet all having two bedrooms.

Surrounded by open Cornish countryside with each property enjoying for reaching views, Talskiddy Farm is approximately 5 miles from the popular Cornish beaches of Mawgan Porth and Watergate Bay.

A viewing is essential to not only appreciate the potential that these properties offer but also the peaceful setting in which they are located.

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Talskiddy Farmhouse

A four bedroom detached traditional farmhouse retaining many of its original features, presenting a great opportunity to modernise to your own specification.

The ground floor comprises of a large living room with feature fireplace and wooden beams to ceiling, leading through to another reception room with exposed stone walling.

The heart of the home is the large kitchen /dining room, providing a great space for dining and entertaining, also having direct access to the utility room and downstairs family bathroom.

Upstairs, four well-proportioned bedrooms and W.C are accessed off the galley style landing, all with countryside views to the front elevation.

Talskiddy Farmhouse presents a great opportunity to be able to create a cosy family home with charm and character to suit your bespoke needs.

Lambs Barn

A quaint two double bedroom semi-detached cottage offering a distinctive layout with reverse living.

Upon entering the property, you will find two double bedrooms and a good-sized bathroom situated on the ground floor, ensuring a peaceful and private sleeping environment.

Ascending to the first floor, the light-filled living room provides a welcoming space for relaxation and entertaining, while the adjoining kitchen has good storage and worktop space.

A separate utility area adds further convenience, making household tasks effortless and keeping the main living areas clutter-free, with direct access out onto the garden.

The property benefits from designated parking, offering peace of mind and easy access for residents.

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Goose Cottage

A well-proportioned semi-detached property offering thoughtfully designed reverse living accommodation, ideal for modern lifestyles.

The ground floor features two comfortable bedrooms, each providing a peaceful retreat, along with the family bathroom.

The kitchen diner is also situated on the ground floor, offering a practical layout with ample storage and workspace.

Upstairs, the living area provides a bright and airy space with Velux windows and wooden beams to ceiling, a perfect area for relaxing or entertaining guests.

The property benefits from gas heating, ensuring comfort throughout the year.

Allocated parking is included, providing added convenience and peace of mind for residents.

The Chalet

A detached bungalow set in a peaceful location with far-reaching countryside views.

The property features two generously sized double bedrooms, one with its own ensuite, the other has the opportunity to create its own , providing privacy and convenience.

A separate W.C can also be found at the end of the hall.

The spacious open plan living and dining room is well-lit creating an inviting atmosphere ideal for relaxing and entertaining.

The kitchen is well-appointed with ample storage space, making it practical for every day living.

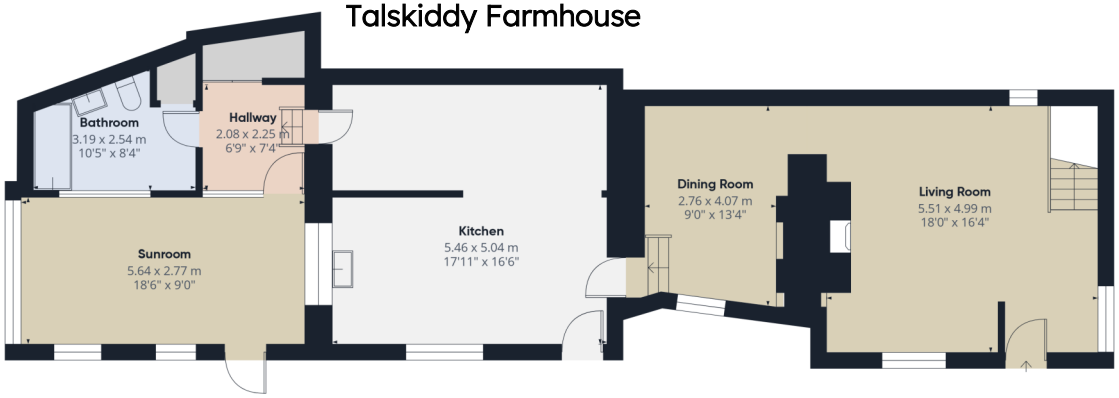
There is convenient driveway parking and easy access into the outside space.

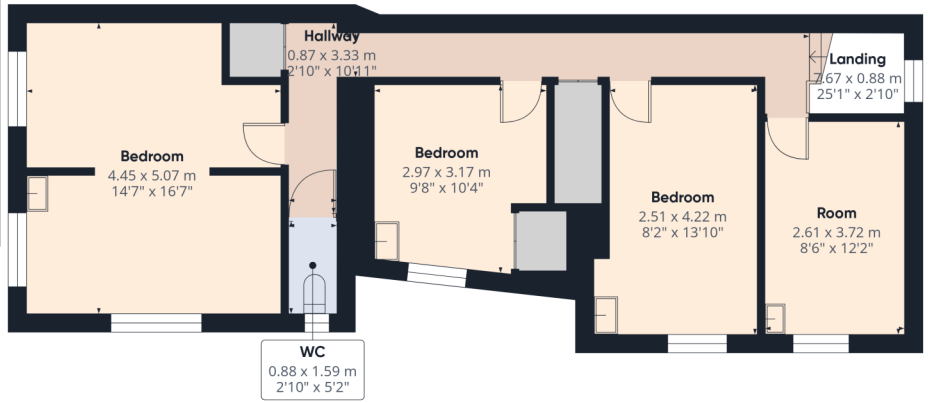
Attached directly to the property, and accessed via the hallway or outside, is a workshop / storage space. This requires extensive renovation or redevelopment, with tremendous potential to provide further living accommodation for The Chalet.

Floor Plans

Floor plan for identification purposes only, not to scale

Talskiddy Farmhouse



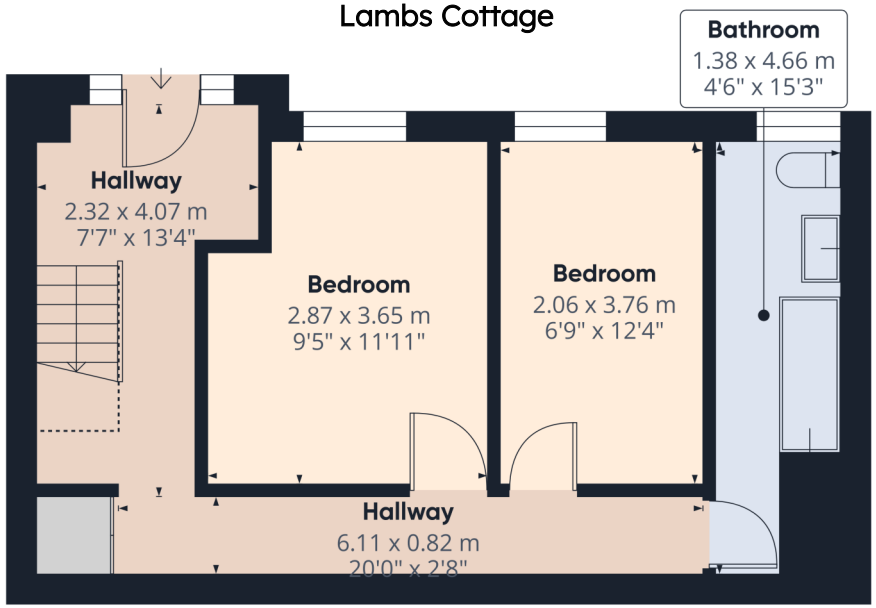


Approximate total area[1]

160.2 m²

1725 ft²

Lambs Cottage



Approximate total area[1]

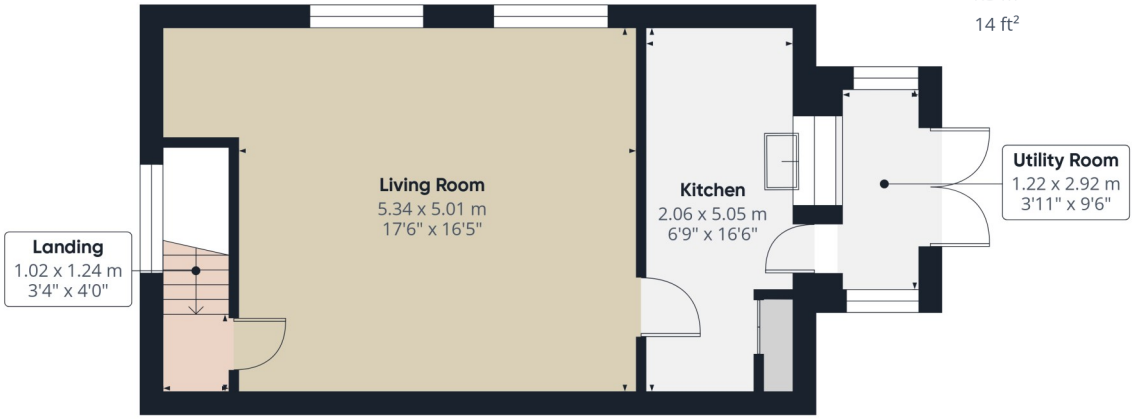
79.5 m²

855 ft²

Reduced headroom

1.3 m²

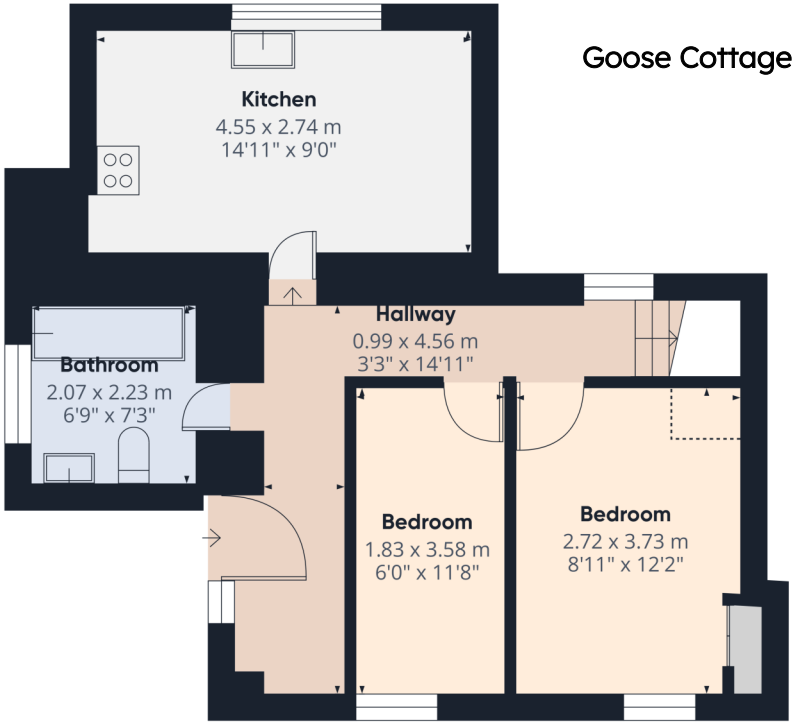
14 ft²

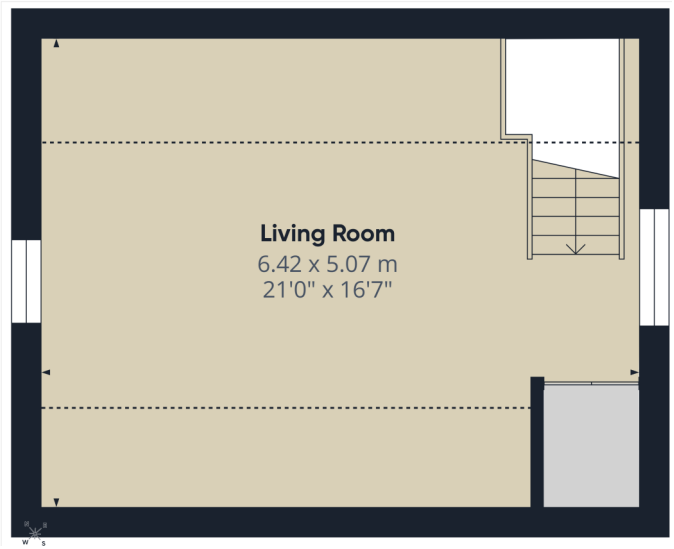


Floor Plans

Floor plan for identification purposes only, not to scale

Goose Cottage





Approximate total area[1]

73.4 m²

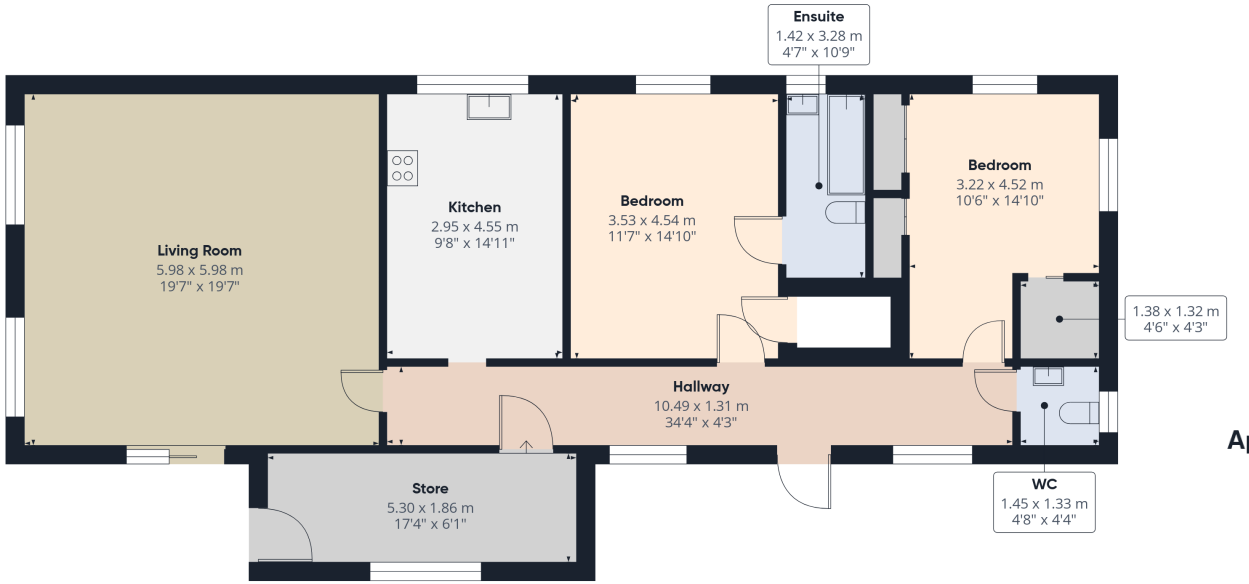
790 ft²

Reduced headroom

11.6 m²

125 ft²

The Chalet



Approximate total area[1]

111.3 m²

1198 ft²

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Outside

Talskiddy Farmhouse occupies approximately 0.95 acres with each property enjoying areas of garden and countryside views.

Set in a peaceful and tranquil location, there is great potential to create manicured gardens to perfectly compliment each property.

With an abundance of parking, there is ample space for multiple vehicles and an abundance of mature trees bordering the property.

There are a variety of different areas within the grounds to relax and enjoy the peaceful surroundings, with this area being a haven for wildlife.

Lambs Barn

The Chalet

Goose Cottage

Auction Venue & Date

Lifton Strawberry Fields, Lifton, Devon PL16 0DH on Wednesday 18th November 2026 at 7pm.

Registration

Updated UK Government Anti-Money Laundering (AML) regulations now require all prospective bidders to complete and have their AML check approved BEFORE THE DAY OF THE AUCTION.
It takes less than 5 minutes to complete. Please visit our website for more information:
www.kivells.com/bidder-registration
Please note, AML checks cannot be completed on the day of the auction and this requirement applies to ALL bidders.

Online Bidding

Online bidding registration will be available 10 days before each auction and all bidders must register at least 48 hours prior to the auction. For further information, please visit or contact your local Kivells office.

Buyer's Administration Fee

All successful buyers at Kivells' Property Auctions should note that on exchange of contracts, a Buyer's Administration Fee of £2,000 plus VAT (Total: £2,400 inc VAT) is payable to Kivells on the night of the auction. This fee can be paid by either bank transfer, personal cheque or debit card.

Please note if the lot is sold prior to auction, or afterwards, these fee's remain payable. There are no discounts for multiple lots purchased and you must consider this when bidding/offering prior.

All interested buyer's are advised to review the Auction Legal Pack prior to bidding, this can be obtained from Kivells website and is free to download.

Any fees that are owed in addition to the buyer's administration fee will be included within the legal pack.

Solicitor

Merricks Solicitors, Cross St, Wadebridge PL27 7DT

Auction Payment

At the fall of the gavel the contract is legally binding and a 10% deposit (subject to a minimum fee of £5,000) will be required to be paid by the successful bidder. The deposit has to be paid to Kivells as auctioneers and can only be paid in the form of a cheque or bank transfer.

This deposit is also payable for all lots that are sold prior to auction.

ALL bidders must only bid if they can make this payment. Cheques must be drawn on a bank or branch of a bank in the United Kingdom, any other cheques may be rejected and it will the responsibility of the purchaser to ensure they have the correct method of payment available at each auction.

Local Authority

Cornwall Council, Chy Trevail, Beacon Technology Park, Bodmin, Cornwall PL31 2FR.

Easements, Wayleaves, Rights of Way

The property is offered for sale, subject to and with the benefit of all matters contained in or referred to in the Property and Charges Register of the registered title together with all public or private rights of way, wayleaves, easements and other rights of way, which cross the property.

Boundaries

Any purchaser shall be deemed to have full knowledge of all boundaries and neither vendor nor the vendor's agents will be responsible for defining the boundaries or the ownership thereof. Should any dispute arise as to the boundaries or any points on the particulars or plans or the interpretation of them, the question shall be referred to the vendor's agent whose decision acting as experts shall be final.

Plan of the Land

The plan is based on ordnance survey extracts, and the areas are not guaranteed. Purchasers must satisfy themselves as to their accuracy.

Land Plan

Not to scale and for identification purposes only.

Guide Prices

Guide prices given are indications within 10% upwards or downwards of where the reserve price may be set at the time of going to print. Please note they are not an indication of the anticipated sale price or a valuation.

The reserve price is the minimum price at which the property can be sold, both the guide price and reserve price may be subject to change up to and including the day of the auction.

Please note that all prices listed, whether prior to or post auction, are subject to contract.

The Auctioneers and sellers accept no responsibility for any loss, cost or damage that a buyer may incur as a result of relying on any guide price. It is the buyer's responsibility to decide how much they should bid for any lot.

Please check with us for regular updates as guide prices are subject to change prior to the auction.

The guide price does not include the buyer's fee charged by the auctioneer or VAT which may apply to the sale or other amounts the seller may charge.

The seller's Special Conditions of Sale will state whether there are other seller's charges and whether the seller has elected to charge VAT on the sale price.

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EE Ratings:

Talskiddy Farmhouse-F

Lambs Barn—G

Goose Cottage—G

The Chalet-F

Council Tax Band:

Talskiddy Farmhouse—D

Lambs Barn—B

Goose Cottage—B

The Chalet-TBC

Directions

What3Words – soft.threaten.booms

Virtual Tour

https://tour.giraffe360.com/8dbb2ec0277140fca970d73fbec6529a

Services

Mains electricity, water, LPG gas and private drainage.
All services remain untested.

Viewings strictly by appointment only

Please ring **01579 345543** to view this property and check availability before incurring travel time/costs. Full details of all our properties are available on our website

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Land App

Produced on Land App, Aug 14, 2026.
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20 m
Scale 1:646 (at A4)

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