Carnyorth, TR19

Guide Price £210,000

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Welcome to West Cornwall Living at Its Best

Guide Price £210,000

Hunters Estate Agents are delighted to present Rose Cottage, a beautifully refurbished and much-loved home tucked away within the hamlet of Carnyorth — a wonderfully unspoilt and rugged corner of West Cornwall, nestled between Pendeen and St Just. Full of heart and charm, this two-bedroom property is the perfect blend of traditional character and modern comfort. The ground floor accommodation briefly comprises an entrance vestibule, a welcoming sitting room centred around a cosy inglenook fireplace with inset wood-burning stove, a fabulous newly fitted kitchen enjoying far-reaching views across rolling countryside towards the sea beyond, and a recently completed luxurious bathroom suite. To the first floor are two delightful and beautifully presented bedrooms. Externally, the property benefits from an enclosed front garden, predominantly laid to lawn. Viewing highly recommended!

STONE
GINGER
BEER

The Property
As you approach Rose Cottage, it immediately creates a wonderful first impression, with beautifully repointed Cornish granite elevations, traditional-style box sash windows, and a charming front garden – this is kerb appeal. Step inside and you are welcomed into a cosy and inviting sitting room, complete with attractive real wood engineered flooring, partially exposed stone walls, and a fabulous inglenook fireplace housing an inset wood-burning stove — the perfect spot to curl up beside during the winter months.

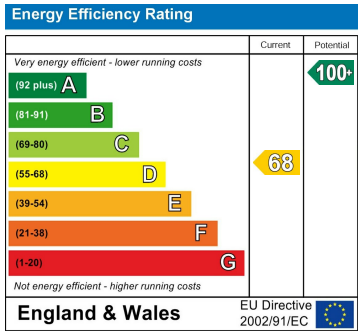
Continue through to what is undoubtedly the heart of the home: a stunning recently refurbished kitchen enjoying lovely views across open countryside towards the sea beyond, a lovely reminder of this idyllic West Cornwall setting. Finished to an exceptional standard, the kitchen is a true credit to our vendors, with thoughtful attention to detail evident throughout. A range of beautifully crafted country-style Shaker style cabinets are complemented by wooden work surfaces, a classic Belfast sink, dual-aspect windows allowing for plenty of natural light, and integrated appliances including a washer dryer. Also located on the ground floor is the beautifully renovated bathroom, thoughtfully designed to create a luxurious, spa-like atmosphere. Upstairs are two delightful bedrooms, each beautifully presented and with built in storage.

The Outside
To the front of the property, the garden is enclosed by attractive Cornish stone walling. A pathway leads to the front entrance, while the garden itself is predominantly laid to lawn, complemented by a selection of established plants and shrubs that add a splash of colour.

The Location
Tucked away in Cornwall’s far west, the idyllic hamlet of Carnyorth offers a wonderfully peaceful pace of life, where rugged beauty and timeless charm go hand in hand. Surrounded by open countryside and dramatic coastal scenery, this is a place where morning walks can mean windswept cliff paths, panoramic sea views, and the soundtrack of birdsong rather than traffic. Carnyorth has an authentic, unspoilt feel—perfect for those seeking a quieter way of life.

Nearby lies Pendeen, a characterful village with a strong sense of community and everyday essentials close at hand, including a local shop, pub, café, and primary school. A little further along, the historic town of St Just adds even more to the lifestyle appeal. Often regarded as one of Cornwall’s most vibrant small towns, St Just blends independent shops, galleries, welcoming pubs, and eateries with a thriving creative spirit. With its charming streets, ancient history, and year-round community, it offers that increasingly sought-after balance of rural tranquillity without feeling remote.

Material Information
Answers provided by seller:
Council Tax Band B
Tenure Freehold
What type of property are you selling/letting? Terraced
Construction Type - Does the property contain anything that could impact the ability to get a mortgage/insurance on the property? No - there are no known concerns
Does your property have the benefit of a mains electricity supply? Yes - mains only
Does the Property have the benefit of a mains gas supply? No
Does the property have the benefit of a mains water supply? Yes
Does your property drain to a public sewer? Yes
What is the primary source of room heating at the property? Electric
Is the water heating electric or gas? Electric
Does the Property have a Broadband connection? Yes
Please indicate the type of Broadband connection Cable Broadband
Who is your current supplier? BT
Are you aware of any issues affecting mobile signal at the property, such as restricted coverage? No
Is the property in a conservation area? No
Is the property listed? No
Is the Property affected by a Tree Preservation Order (TPO)? No
Is the Property subject to any Restrictive Covenants? No
Is your Property subject to any of the following Public rights of way – Restricted byways No
Is your Property subject to any of the following Public rights of way – Bridleways No
Has the property been flooded within the past five years? No



DISCLAIMER

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

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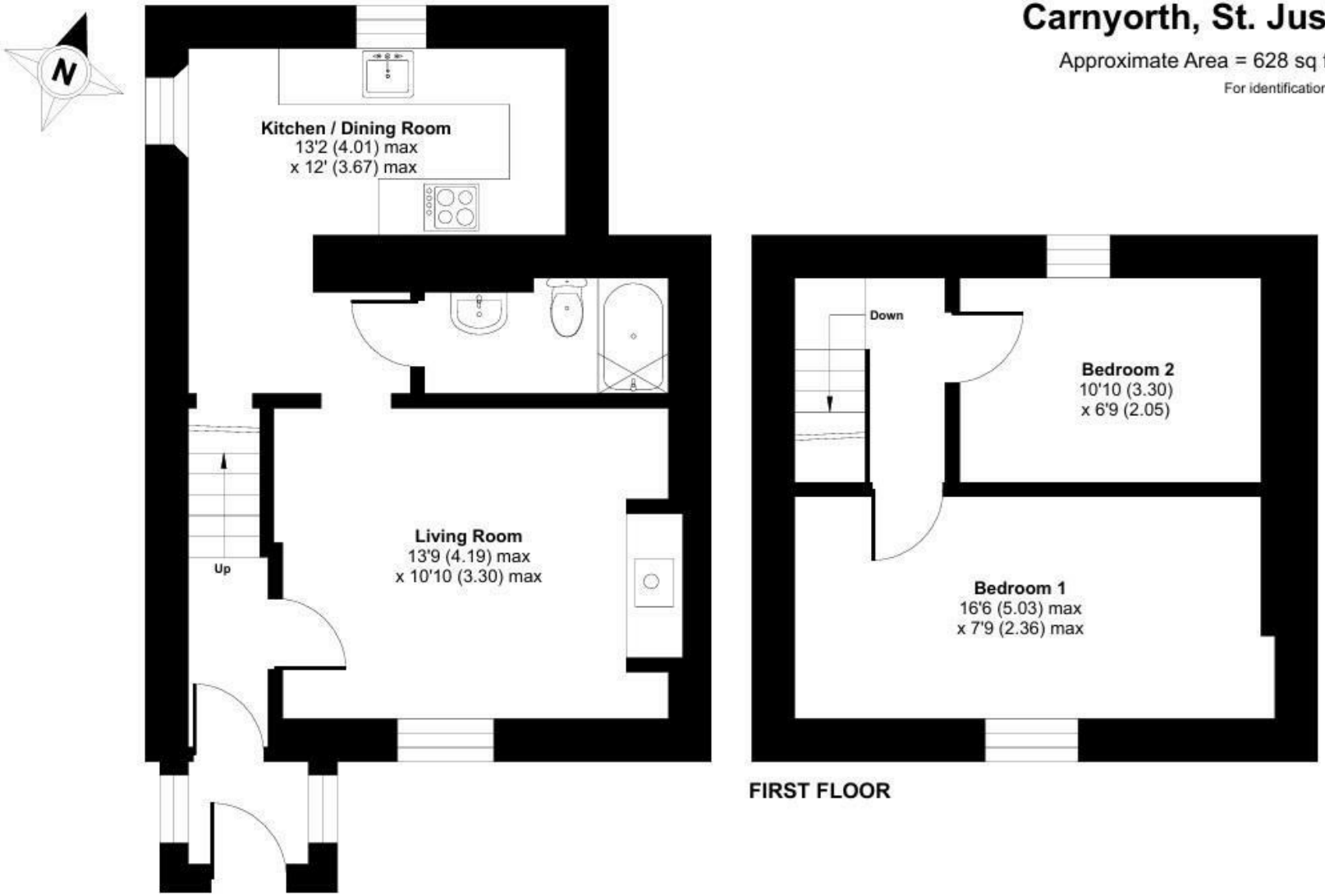
Approximate Area = 628 sq ft / 58.3 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Hunters. REF: 1453292

Viewing Arrangements

Strictly by prior appointment only through the agent Hunters
01736 800919 | Website: www.hunters.com

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