

Nanturras Parc, Goldsithney, TR20 9HP

Offers In Excess Of £400,000

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EXCLUSIVE



Welcome to the Best of Cornish Village Life

Offers In Excess Of
£400,000

Offered with no onward chain and owned by the same family since it was built in the 1970s, this spacious detached three-bedroom bungalow sits on a generous plot in the sought-after village of Goldsithney. It is close to St Hilary School and only a five-minute drive from the coast at Perranuthnoe, and comes with a garage, driveway parking and a lovely garden. What more could you ask for?













The Property
The property has been owned by the same family since the 1970s, giving it a lovely sense of history and making its arrival on the market a particularly rare opportunity. It has clearly been a much-loved home over the decades and is now ready for a new owner to make it their own and begin the next chapter.

Set within a mature and generously sized plot, the bungalow enjoys an appealing position in the popular village of Goldsithney, within easy reach of the highly regarded St Hilary School. The location offers that increasingly sought-after Cornish balance: a peaceful village setting surrounded by countryside, while remaining wonderfully convenient for the coast and nearby towns and villages.

For those dreaming of life by the sea, Perranuthnoe is around a five-minute drive away, putting its beautiful sandy beach, coastal walks and relaxed seaside atmosphere almost on the doorstep. The historic town of Marazion is also close by, home to its long stretch of beach, independent cafés and restaurants, and the iconic St Michael’s Mount. Whether it is an early morning walk beside the sea, an afternoon on the beach or an evening watching the sun disappear over the Cornish coastline, this is a location that makes it easy to enjoy the very best of West Cornwall.

Inside, the accommodation is bright, comfortable and well proportioned. A welcoming entrance hall provides access to the principal rooms, with large windows throughout helping to draw in plenty of natural light and offering attractive outlooks over the gardens.

At the heart of the home is the generous kitchen and dining space, fitted with an extensive range of timber-fronted cabinetry, plentiful worktop space and a useful breakfast bar. There is ample room for a dining table, and with patio doors giving access to the outside, it creates a sociable setting for everything from relaxed breakfasts to family meals and entertaining.

The spacious sitting room area continues the connection with the outside, with wide glazed doors opening towards the garden and allowing the greenery beyond to become part of the living space. During the warmer months, the doors can be opened to create an easy flow between house and garden – perfect for summer gatherings, barbecues and long evenings outside.

The bedrooms are well proportioned and versatile, while the family bathroom is fitted with a bath and shower over, wash basin and WC. The accommodation offers plenty of potential for a new owner to personalise the home over time while enjoying its comfortable proportions from day one.

Outside is arguably one of the property's greatest attractions. The substantial rear garden provides an impressive amount of outdoor space, predominantly laid to lawn and enclosed by mature hedging and established trees. There is plenty of room for children to play, keen gardeners to get creative, or simply to find a quiet corner in which to sit and enjoy the Cornish sunshine. Its scale also makes





it ideal for entertaining friends and family during the summer months.

To the front, a private driveway provides off-road parking and access to the integral garage, while the established front garden adds to the bungalow's attractive setting.

With its generous plot, village setting, proximity to St Hilary School and the coast, integral garage and decades of family history, this is much more than simply a bungalow – it is an opportunity to embrace a slower-paced West Cornwall lifestyle, with countryside, beaches and some of the area's most beautiful coastal scenery all within easy reach.

Offered with no onward chain, early viewing is highly recommended to appreciate both the home and the lifestyle its location has to offer.

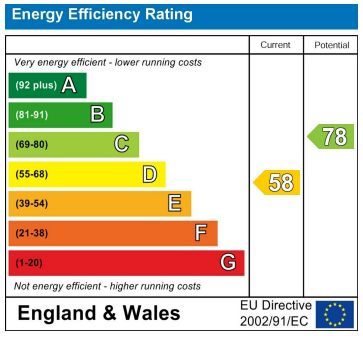
The Location
Set within the heart of west Cornwall, Goldsithney is a charming and well-connected village that perfectly balances traditional Cornish character with everyday convenience. With its handsome stone cottages and welcoming community atmosphere, Goldsithney offers a slower pace of life while remaining exceptionally well placed for the coast, countryside and nearby towns.

The village itself benefits from local amenities including a shop and two pubs, making it ideal for both full-time living and second-home ownership.

Useful information
EPC: D58 (potential C78)
Local Authority: Cornwall Council
Council Tax Band: D
Tenure: Freehold
Main construction type: Traditional block and brick
Construction condition: There are no known concerns
Services: Mains electricity, water, and drainage
Heating: LPG/ OIL
Type of broadband connection: Mobile - Via 4G network. Current supplier EE.
Mobile Signal: Seller not aware of any issues such as restricted coverage
Any TPO's? No
Any rights of way? No
Has the property flooded in the last five years? No
In a conservation area? No (source Cornwall Council Interactive Map)







DISCLAIMER

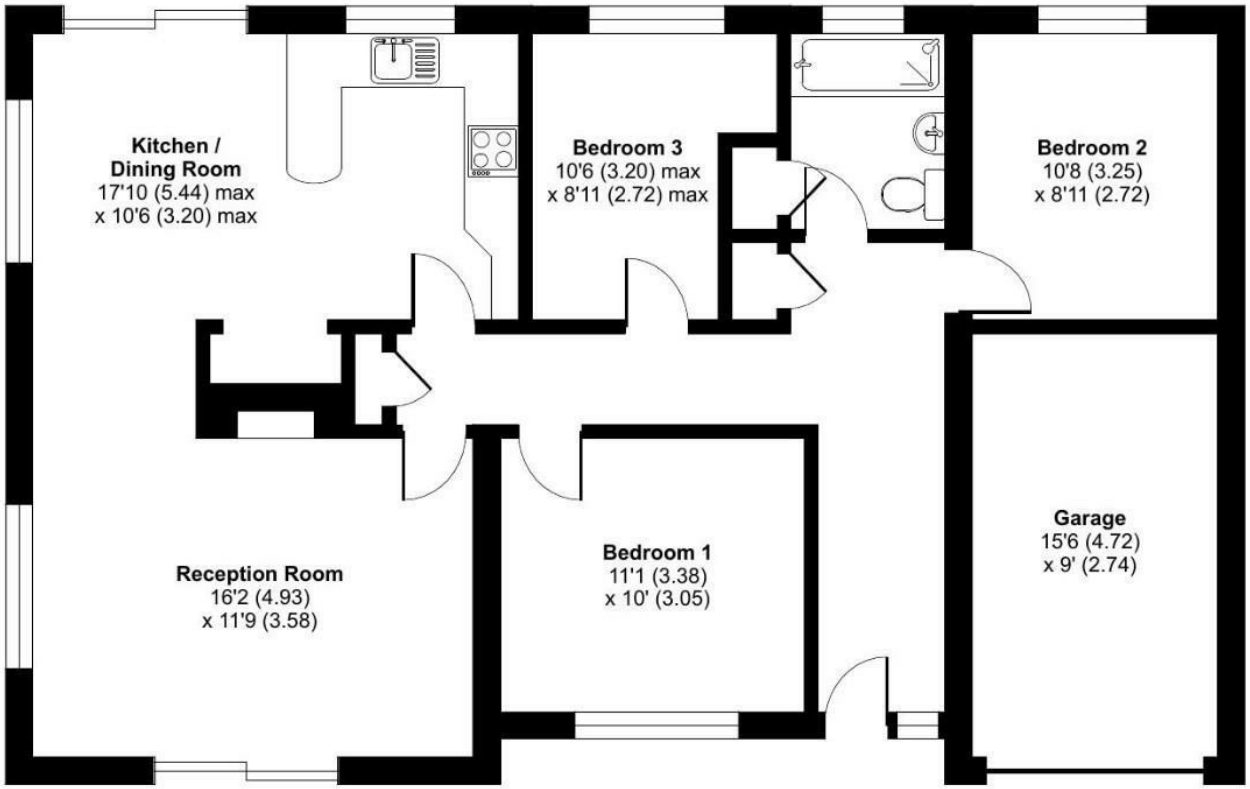
These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these 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 = 963 sq ft / 89.4 sq m
Garage = 139 sq ft / 12.9 sq m
Total = 1102 sq ft / 102.3 sq m
For identification only - Not to scale



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Hunters. REF: 1521440

Viewing Arrangements

Strictly by prior appointment only through the agent Hunters
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