



Sunnyside



STAGS

Sunnyside

Lamorna, Penzance, TR19 6XG

Within walking distance of Lamorna Cove

A superbly positioned, characterful cottage enjoying an abundance of space and light in the highly desirable Lamorna Cove.

- NO ONWARD CHAIN
- Recently Renovated
- Parking
- Period Features
- Freehold
- 3 Bedroom
- Gardens
- Character Cottage
- Light & Spacious
- Council Tax Band E

Offers In The Region Of £785,000

SITUATION

Sunnyside is discreetly nestled within its own private grounds on the outskirts of Lamorna Cove, set within the stunning and picturesque Lamorna Valley. The property enjoys a wonderfully secluded setting, yet is conveniently within walking distance of the beautiful Lamorna Cove. Located on the south-westernmost tip of Cornwall, it lies just a few miles from Land's End and is within easy reach of beautiful beaches and renowned attractions, including the Minack Theatre, the Tate St Ives, and the iconic St Michael's Mount.

Lamorna Cove features a charming granite harbour and secluded beach, with direct access to scenic coastal footpaths offering breathtaking views and opportunities to observe the local wildlife. The area's exceptional natural beauty has long inspired artists, further enhancing its rich cultural appeal.

Just a few miles away, the historic market town of Penzance boasts a vibrant harbour, elegant Georgian architecture, and the famous Egyptian House. The town offers a wide range of amenities, including supermarkets, a cinema, theatre, leisure facilities, and a mainline rail connection to London Paddington.



THE PROPERTY

Having undergone extensive renovation, Sunnyside Cottage beautifully combines the timeless charm of a traditional Cornish cottage with the space, comfort, and flow desired for modern family living. Rich in character throughout, the property retains many original features, including deep recessed windows with charming window seats, exposed ceiling beams, and a magnificent inglenook fireplace that forms the heart of the home. These period details are perfectly complemented by tasteful contemporary improvements, creating a warm and inviting atmosphere throughout.

The accommodation is both spacious and practical, thoughtfully arranged to maximise natural light and enjoyment of the surrounding setting. At the heart of the home is a delightful country-style kitchen, featuring stable doors that open directly onto the gardens, seamlessly connecting indoor and outdoor living. To the rear is a useful utility room providing additional storage and laundry space. The generous sitting room offers an ideal space for relaxing and entertaining, centred around a wood-burning stove that enhances the cottage's cosy and welcoming feel.

To the first floor, the property offers three well-proportioned bedrooms together with a family bathroom. Each bedroom enjoys a peaceful outlook across the gardens and towards the surrounding woodland beyond, further enhancing the cottage's tranquil and secluded setting. Throughout the property, careful attention has been paid to preserving its authentic character while creating a comfortable and versatile

OUTSIDE

Set within just over half an acre, the property enjoys extensive lawned gardens — a rare feature within the wooded valley of Lamorna. Thoughtfully landscaped, the grounds have been carefully designed to create a variety of spaces for relaxing and entertaining, while retaining the charm and character of the natural surroundings and beautifully planted gardens.

The gardens provide an exceptional sense of privacy and tranquillity, with mature planting, established borders, and open lawned areas combining to create a wonderful outdoor environment. A large additional area offers excellent potential for further parking or the construction of an outbuilding suitable for guest accommodation, a studio, or home office, subject to the necessary consents.

Elevated terraces to the side of the garden enjoy attractive views across the grounds and towards the surrounding woodland, creating delightful spaces for quiet relaxation. These areas would also lend themselves perfectly to the creation of a country kitchen garden or vegetable plot, should a purchaser desire.

SERVICES

Mains Electric, water, and Private Drainage.

VIEWINGS

Strictly and only by prior appointment with Stags West Cornwall on 01736 223222

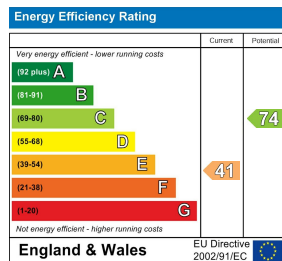
DIRECTIONS

Upon entering Lamorna follow the Cove road into the valley. As you approach the Lamorna Wink Pub, take the sharp left-hand turn down toward the river. AS you pass the river and continue on, Sunyside will be evident on your right-hand side.

What3Words ///plus.employer.weeknight



A wide-angle view of a large, open garden area. In the foreground, a large, flat, paved area made of large, light-colored stone tiles leads towards a grassy lawn. The lawn is bordered by a low stone wall on the left and a dense line of trees and shrubs in the background. The sky is clear and blue.



01736 223222

