



Tresillian, Quethiock

Guide Price £575,000

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An impressive executive home in rural Quethiock is offered to the market chain free and for the first time in over 50 years. Offering substantial and versatile accommodation of approximately 2,945 square feet, including an annexe, multiple reception rooms, study, garage, storage room and generous living space.

THE PROPERTY

Tresillian is a substantial executive residence set within the rural Cornish village of Quethiock, offering a compelling blend of space, flexibility and lifestyle appeal. With approximately 2,945 square feet of accommodation, this is a home designed not simply for day-to-day living, but for entertaining, working from home, multi-generational arrangements and enjoying the quieter pace of village life.

The main house is arranged with an excellent sense of flow, balancing generous reception space with practical family accommodation. A welcoming reception room provides a refined first impression, while the principal lounge is particularly impressive in scale, extending to over twenty-four feet in length and offering a natural focal point for family life. Its proportions lend themselves beautifully to both relaxed evenings and larger gatherings, with the adjoining dining room creating a more formal setting for entertaining.

The kitchen is positioned at the heart of the home and is complemented by a separate utility room, providing the practical separation often sought in larger family houses. The adjoining layout allows the living and dining spaces to work together with ease, while a conservatory adds a further light-filled area looking towards the outside space. A dedicated study provides an important modern-day advantage, ideal for those working from home or requiring a quiet space away from the main living areas.

The bedroom accommodation within the main residence is equally well considered. Three bedrooms are positioned across the principal first floor, with the main bedroom benefitting from its own en suite bathroom while bedroom four is located on the ground floor. A family bathroom serves the remaining bedrooms, creating a layout that is both comfortable and practical for family life or visiting guests.

A particularly valuable feature is the annexe accommodation, shown on the floorplan with its own reception room, bedroom, kitchen area and shower room. This creates superb flexibility, whether required for dependent relatives, independent older children, guest accommodation, or as a private space for home working or hobbies. This additional accommodation significantly enhances the property's appeal and sets it apart from more conventional family homes.

THE OUTSIDE

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Externally, Tresillian continues to impress, offering a setting that complements the scale and versatility of the accommodation within. The grounds have been designed to provide a balance between practicality and enjoyment, creating an environment that works equally well for day-to-day family life and outdoor entertaining. The gardens offer a pleasant and usable space, with areas suited to seating, dining and relaxation, allowing the outside to become a natural extension of the living accommodation.

Whether hosting summer gatherings, enjoying al fresco dining or simply taking in the surrounding countryside, the layout provides flexibility and privacy in equal measure. A particularly valuable feature of the property is the range of ancillary buildings. The detached double garage provides secure parking, while the separate storage room with adjoining cloakroom facilities offers excellent additional space for hobbies, equipment or workshop use. These buildings significantly enhance the functionality of the property and will appeal to those seeking more than just standard residential space. The overall approach to the property reinforces its executive nature, with ample provision for parking and easy access, ensuring convenience for both residents and visitors. The setting, combined with the surrounding rural backdrop, creates a sense of space and calm that is increasingly rare, making the outside space as much a feature of the home as the accommodation itself.

THE LOCATION

Quethiock is a small village and civil parish in Cornwall, positioned roughly five miles east of Liskeard, with a setting known for its countryside surroundings and village character. The village forms part of rural South East Cornwall, an area described by many as being away from the main roads and tourist areas, yet situated within reach of Liskeard, Callington and Saltash.

This gives Tresillian a highly attractive balance: a peaceful village environment, surrounded by the Cornish landscape, while still allowing access to nearby towns for everyday facilities, schooling, shopping and onward routes. Liskeard provides a wider range of amenities, while the surrounding countryside offers walking, riding and outdoor pursuits, making



Approx Gross Internal Area
274 sq m / 2945 sq ft



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



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