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**Jackie Stanley**  
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Quality One Bedroom Barn Conversions **The Mill & Grainstore, Trethevy**  
 Close to St Nectans Glen Waterfall  
 Smart Modern Interiors **£250,000 Each**

Part of a Small Complex of Converted Traditional Barns  
 Great Bolthole with Excellent Letting Potential  
 Pleasant Courtyard Setting  
 Some Far Reaching Cliff & Sea Views

This choice of two semi detached one bedroom dwellings are part of a collection of high quality residential barn conversions, located within a beautiful courtyard setting & positioned on the North Cornish Coast with some lovely far reaching cliff & sea views.

For further information about this property please visit our office or call us on

**01841 532555**



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Registered Office  
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 Registered in England 4991702

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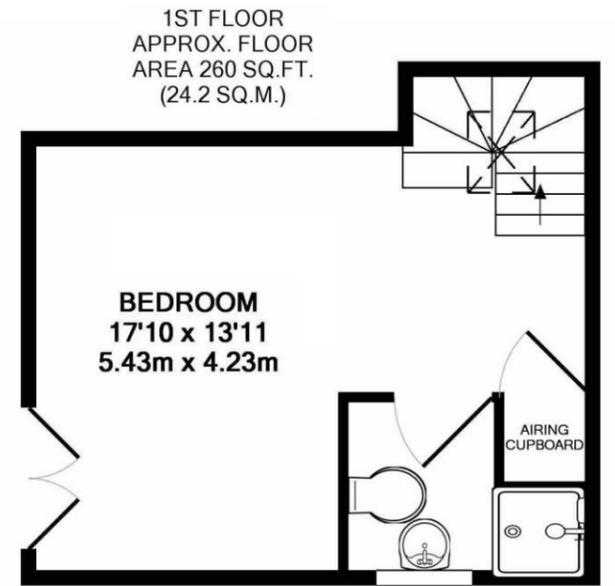
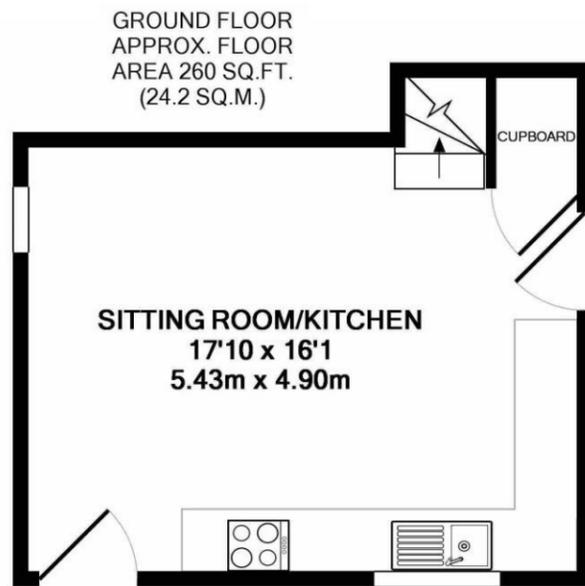
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TOTAL APPROX. FLOOR AREA 520 SQ.FT. (48.3 SQ.M.)

This complex of newly converted traditional Cornish barns is superbly positioned in the coastal hamlet of Trethevy, conveniently situated between the historic village of Tintagel and the picturesque harbour village of Boscastle. The three individual barns are positioned in a slightly elevated spot with excellent views towards the cliffs of Bossiney Cove and to the ocean beyond. Found within a pleasant low maintenance courtyard setting, the three properties have been superbly and thoughtfully converted. However, whilst being modern and comfortable the barns retain the character and charm of their history.

The Mill and The Grainstore are one bedroomed properties, semi detached with the facility to make the two properties into one with the use of an interconnecting door. Each has an open plan ground floor comprised of a lounge/dining area and a fully fitted modern kitchen equipped with a hob, oven, microwave, fridge and washing machine complimented by a black granite working surface and tiled floor. With a storage cupboard beneath, stairs rise to the first floor, straight into the en-suite master bedroom. The Mill is slightly bigger than The Grainstore and, additionally, has a Juliette balcony to the side offering wonderful views towards the ocean. Both have stylish en-suite shower rooms. To the front is a courtyard space for al fresco dining and to the rear, a parking space for The Grainstore.

The Mill & The Grainstore can be sold fully equipped and furnished, formally a five star holiday let business. Jackie Stanley advise viewing at the earliest opportunity to fully appreciate the quality of these properties.

Please note that the complex of three barn conversions are available to purchase as a whole – please direct all enquiries to the vendors sole agents, Jackie Stanley.

The Mill & The Grainstore are superbly located for exploring North Cornwall, surfing, walking the coastal path and visiting the many wonderful beaches of the North Cornish coast. A footpath to the spiritual St Nectans Glen Waterfall is right on the doorstep and the nearest beach is Bossiney cove which can be accessed via the coastal path just a short walk from the property. The surfing beaches at Trebarwith Strand, Polzeath and Widemouth Bay are ideal for children and are just a short drive from Trethevy.

Trethevy is a small hamlet located on the North Cornish Coast situated between the historic village of Tintagel and the picturesque harbour village of Boscastle. Both villages offer many shops, restaurants and other local amenities as well as local primary schools and churches. Within easy motoring distance is Launceston, Rock, Padstow and Wadebridge, which provides a more comprehensive range of amenities.

To find The Mill & The Grainstore, take the B3263 coast road from Tintagel to Boscastle. After the Rocky Valley dip, you enter the hamlet of Trethevy. Turn inland off this road just after the telephone box and follow this lane up. The barns can be found along on the right hand side. The postcode for satellite navigation is PL34 0BG.

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