

Constantine Cottage

CONSTANTINE BAY



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ESTATE AGENTS





- ***Once in a Lifetime Opportunity***
- ***A Rare Gem Never Before on the Open Market***
- ***An Unrivalled Frontline Position with Breathtaking Views Across the Beach & out to Sea***
- ***Four Double Bedrooms/Two En-Suite***
- ***Professionally Designed Interior***
- ***Private Sheltered Gardens Extending to Approximately 0.22 Acres***
- ***Garage, Driveway Parking & Home Office in Garden***
- ***Located just above the Golden Sands of Constantine Bay***



Constantine Cottage is a superb seaside home. This traditional stone and slate cottage painted white with sea green shutters, sits prettily on the edge of the cliff overlooking the whole of Constantine Bay to the front with the majestic Trevoise Head at the northern end. Nothing can spoil that view: it is endlessly fascinating in all weathers, tides, seasons, with the light constantly shifting.

However, the cottage has changed since it was originally constructed (a plaque confirms 1824). The current owners commissioned a designer and architect to realise their ambition to create a bigger, lighter, more modern and efficient interior.

The result is a tasteful transformation: spacious, yet comfortably cosy and welcoming.

A porch opens into the hall and from there the drawing room, where despite the lovely décor, the dominant feature is the gorgeous view from the bay window. A very efficient open fire adds to the cosiness provided by the underfloor heating that is throughout the house.

The L shaped kitchen /dining room follows on from the drawing room and being double aspect, has the sea view and opens via patio doors to the sheltered west facing barbecue patio (with electrically operated awning). A generous space for sofas and a large dining table (it seats 10) is matched by a bespoke fitted kitchen with integral appliances, NEFF ovens, hob, and a large island, complete with warming drawer, and a supersized freestanding fridge freezer. The décor of blue panelling and white details accentuate the fresh, sea inspired colours of the reception rooms.

Constantine Cottage

Constantine Bay, PL28 8JJ

£5,000,000 guide



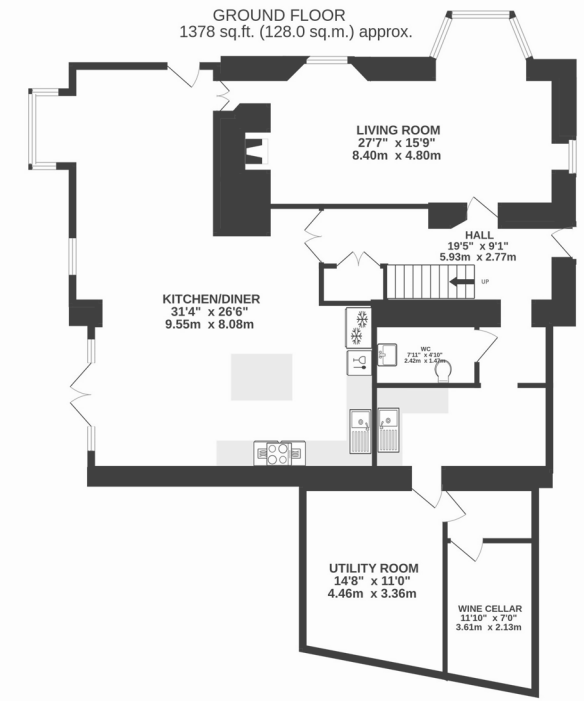
Back to the hall and past the guest cloakroom, is an extended area with superbly practical storage: an excellent larder, a boot room, laundry room and utility, and an extensive wine cellar.

A turned staircase to the first floor arrives at a triple landing leading to four double bedrooms. A high vaulted ceiling with open beams and a Velux roof panel opens this area to natural light, enhanced by the pale décor throughout.

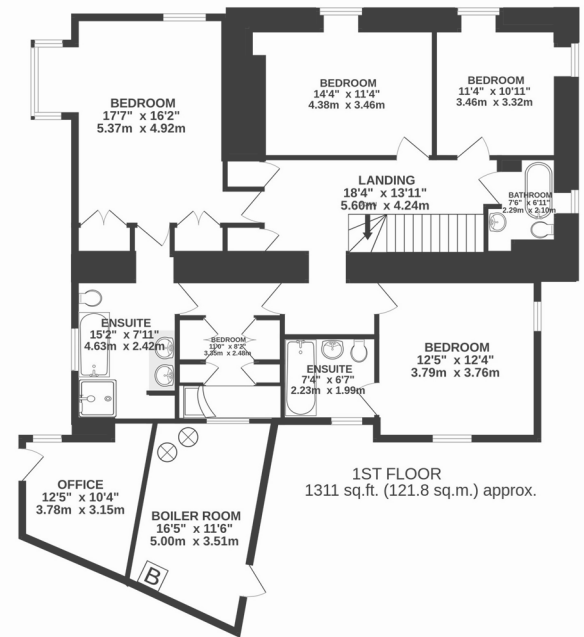
The principal bedroom suite is luxuriously fitted, but the arresting feature here is the beautiful view of the sea, the beach and the garden. A step up to the full-length mirrored wardrobes leads to a marble tiled en suite bathroom and a dressing room with fitted storage. The second double bedroom, benefitting from the morning sun, has an en suite bathroom. Next, is a superking sized bedroom overlooking the bay and finally a smaller double bedroom with views of the bay and garden. A bathroom completes the upstairs.



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TOTAL FLOOR AREA : 2689 sq.ft. (249.8 sq.m.) approx.



Outside, steps lead from the patio up to an office, fitted with shelves, connected by wi-fi: an attractive retreat or a very useful workspace. There is a single garage and a shingle car parking area. Beach paraphernalia is stowed in a locked surfboard /wetsuit store. A superbly sheltering garden, surrounded almost continuously by a traditional slate hedge, wooden fencing and mature hedging shrubs, protects the cottage from the Atlantic winds and from the view of passersby on the footpath to Treyarnon Bay, which is just a short walk westwards from the front gate.

The sandy cove immediately in front of the cottage can be accessed by steps which were installed by the vendor for the safety of beachgoers who find this secluded corner of the bay. (N.B. this cove is not part of the property).

Services to the property include mains water and electricity, oil fired central heating and a private drainage system. EPC rating D. Council tax band G. Ofcom suggest superfast broadband is available. Ofcom suggest 4G data connectivity is available.

Constantine Bay is one of the most sought after bays in North Cornwall, home to one of its finest renowned surfing beaches as well as the championship golf course at Trevose. There is the superb Constantine Bay Stores and surf shop nearby and bustling St Merryn village is just one mile distant with a selection of restaurants, shops and public houses. Chic boutique hotel and restaurant, The Pig, can be found in the next bay of Harlyn and within easy walking distance of Dolphins. The historic and picturesque fishing town of Padstow is just four miles away and offers an extensive range of cafes, public houses and restaurants, none more so than Paul Ainsworth's Michelin starred No.6, cool seafood bar Prawn On The Lawn and of course Rick Stein's esteemed Seafood restaurant.

To find Constantine Cottage, from the A39 take the turn to Padstow on the A389 and pass through St Issey and Little Petherick to reach a T junction turning right towards Padstow. Turn left on the B3276 and follow into St Merryn until a right turn signposted to Constantine Bay. Follow the road through the village and take the right onto Beach Road towards the beach. Drive though the car park and onto the track beside the beach. After a sharp left bend Constantine Cottage is on the right. The postcode for satellite navigation is PL28 8JJ. What3words: surnames.table.trespass