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MEADOW CORNER, TREWIDLAND, LISKEARD, CORNWALL, PL14 4ST

PRICE GUIDE £865,000





A cutting edge luxurious home and self contained annexe with "Scandi Haus" influenced architecture in a fantastic village edge location with outstanding rural views, incorporating many high quality and bespoke features, the property represents a truly unique opportunity for the discerning purchaser. HOUSE - About 2495 sq ft, Canopy Porch/Veranda, Atrium Style Grand Reception Hall, 24' Sitting Room with folding doors, 24' Kitchen/Dining/Family Room, Laundry Room, Boot Room/Plant Room, Study/Bed 5, Cloakroom/WC, 15' Luxury Principal Bedroom with Balcony off and Ensuite Bath/Shower Room plus Dressing Room, 3 Further Double Bedrooms (1 Ensuite), ANNEXE - About 582 sq ft, Living Room/Kitchen, Bedroom, Bath/Shower Room, Private and Level Driveway Parking, Double Garage, Patio, Gardens and Small Paddock, About 0.50 Acre.

LOOE & THE BEACH 5 MILES, LISKEARD 4 MILES, PLYMOUTH 20 MILES, FOWEY 23 MILES, EXETER 62 MILES

DESCRIPTION

Meadow Corner comprises a detached home recently completed by our client to an exacting standard, the property benefits from a self contained annexe for accommodating a dependent relative or perhaps use as a studio or work from home space. The property is one of two individual new builds in this exclusive setting and represents an opportunity for a discerning purchase to buy a first class home with quality fixtures and fittings. Architectural and construction detail includes elevations with part feature stone, part vertical cedar cladding and coloured render in addition there is a zinc roof, fascias, soffits and gutters/downpipes by VMZinc to provide a very low maintenance exterior. Further features include air source heat pump with underfloor heating, aluminum framed double glazed windows, integrated Sonos sound system, bespoke kitchen by Pronorm with Neff and AEG appliances, Karndean flooring and Villeroy and Boch bathroom fittings.

The accommodation comprises as follows -



HOUSE - About 2495 sq ft - GROUND FLOOR - Canopy Porch - Atrium Style Reception Hall with vaulted ceiling and floating tread staircase off - 24' Dual Aspect Sitting Room with contemporary electric fire and folding doors to 16' Verandah - 24' Kitchen/Dining/Family Room with folding doors garden - Study/Bed 5 - Cloakroom/WC - Laundry Room - Boot Room/Plant Room - FIRST FLOOR - 15' Principal Bedroom having folding doors to a superb 112 sq ft Balcony and with Dressing Room/Walk in Wardrobe and Ensuite Bath/Shower Room - 3 Further Double Bedrooms (1 Ensuite Shower Room/WC) - Family Bath/Shower Room.

ANNEXE - About 582 sq ft - 23' Open Plan Living Room/Kitchen - Double Bedroom - Bath/Shower Room.

OUTSIDE

The property is approached over a long drive (the first section of which is in separate ownership but with right of way over) leading to the private courtyard parking which is level and provides ample parking for many cars and leading to the Double Garage with Hormann electric door and very useful shower/wc. The garage has the annexe over as previously described.

The formal garden is enclosed by Cornish stone walling. Paved paths lead to the rear with a large porcelain paved terrace and large open fronted verandah providing shade and shelter having a level lawn beyond. The gardens have a fine south east aspect across open fields. Beyond the formal garden there is a small paddock with the whole extending to about 0.50 acre.







LOCATION

Meadow Corner lies on the very edge of the tiny rural village of Trewidland in an enviable south facing position with beautiful views over the unspoilt landscape of the East Looe River Valley, which is renowned for its abundance of natural flora and fauna. This location is accessible with the A38 only 2 miles to the north, however it is truly rural and there is a wide network of footpaths, bridleways and quiet lanes within the valley providing wonderful opportunities for nature lovers and outdoor enthusiasts. The village has a primary school rated "good" by Ofsted.

There is a local farm shop, with popular café at Widegates catering for most day to day needs and the nearby village of Hessenford has a church and popular public house.

The town of Looe straddles the wide river with its long bridge and stone harbourside which remains important today as a commercial fishing facility, with a thriving tourist industry and popular with boating enthusiasts. On the edge of the town is a branch line railway station which links with the main line at Liskeard (Plymouth to London Paddington 3 hours).

The coastline either side of Looe is beautiful and unspoilt, easily accessible via the South West Coast Path and the substantial areas of ownership held by the National Trust. There are excellent bathing beaches and a wide network of footpaths and bridleways in the vicinity.

Access to the area is good with main roads leading to the A38, west of Plymouth. The market town of Liskeard, to the north, includes a wide range of facilities as does the town of Saltash with a Waitrose store on its northern outskirts. The City of Plymouth lies within commuting distance and has an extensive and historic waterfront together with an excellent range of shopping, educational and recreational facilities. In addition there is a cross channel ferry link at Plymouth with regular services to France and Northern Spain

EPC RATING - HOUSE - B, ANNEXE - TBC
COUNCIL TAX BAND - TBC.

SERVICES - Mains water, electricity and drainage.

DIRECTIONS

Using Sat Nav - Postcode PL14 4ST



Trewidland, Liskeard, PL14

Approximate Area = 2495 sq ft / 231.7 sq m (excludes void)

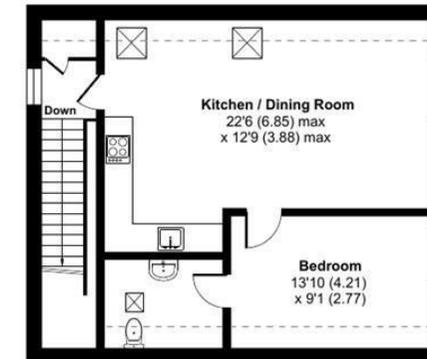
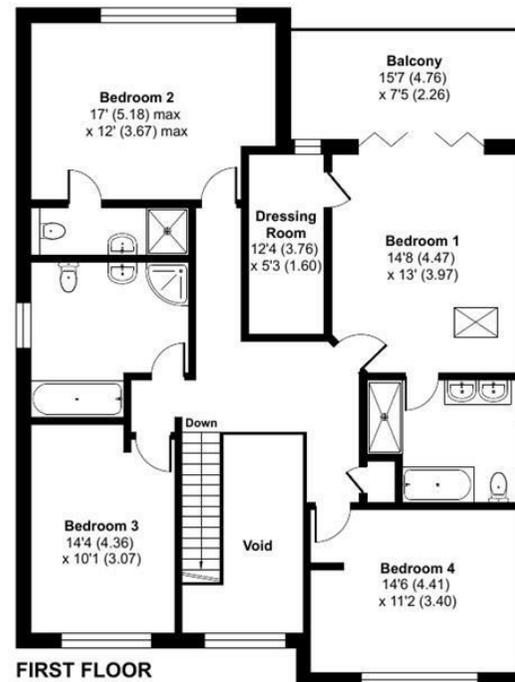
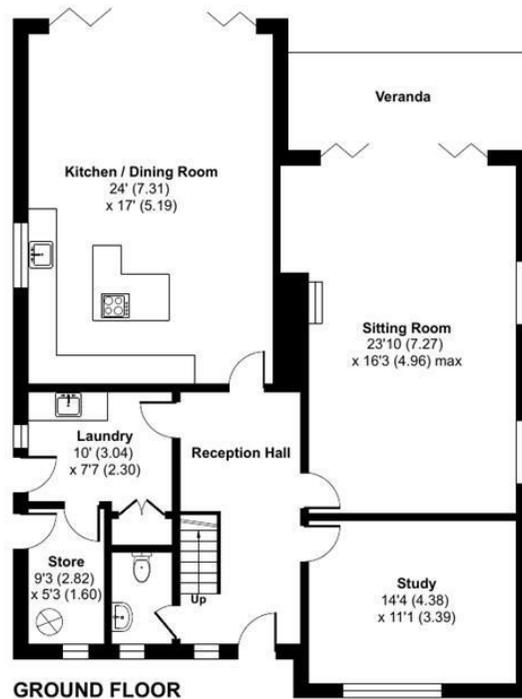
Limited Use Area(s) = 74 sq ft / 6.8 sq m

Garage = 563 sq ft / 52.3 sq m

Annexe = 582 sq ft / 54 sq m

Total = 3714 sq ft / 344.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Scott Parry Associates. REF: 1419088

These particulars should not be relied upon.