



ROHRS & ROWE

Piskey Cottage
9 The Parade
Mousehole
Cornwall
TR19 6PP

- Detached cottage in central Mousehole setting
- Recently renovated throughout
- Kitchen / dining room
- Sitting room with wood-burning stove
- Study / utility space
- Three bedrooms
- Two bedrooms with sea glimpses
- Family bathroom
- Beamed ceilings and slate flooring
- Enclosed front garden
- Private parking space
- Useful rear storage area
- EPC F
- Council Tax Band C



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A PICTURESQUE DETACHED COTTAGE SET JUST OVER 120 METRES FROM MOUSEHOLE HARBOUR, OFFERING BEAUTIFULLY PRESENTED ACCOMMODATION IN ONE OF WEST CORNWALL'S MOST RECOGNISABLE AND SOUGHT-AFTER COASTAL VILLAGES.



Beautifully renovated throughout, the cottage has been carefully enhanced to retain its charm and character while offering comfortable, practical modern living. Private parking is an especially rare and valuable feature in Mousehole, and the property has also proved successful as a holiday let in recent years.

The ground floor is arranged around an open-plan living space divided by a central staircase. The sitting area centres on a wood-burning stove and retains exposed beams, adding warmth and character, while the kitchen / dining area is attractively fitted with bespoke cabinetry, butcher block worktops and a range of integrated appliances. Off this space is a useful study area, which could also serve as a utility if required.

The layout works particularly well for both everyday living and holiday use, with the principal living space feeling open and sociable while maintaining a natural separation between the sitting and kitchen / dining areas. The blend of character features and recent improvements creates a strong sense of balance throughout. Upstairs are three well-proportioned bedrooms, two enjoying glimpses of the sea. These are served by a well-appointed family bathroom with slipper bath and separate walk-in shower.

To the front of the cottage is an enclosed garden bordered by traditional stone walls, creating an attractive space for sitting out and outdoor dining. To the rear is a private parking space, together with a useful storage area suited to bicycles, paddleboards or surfboards.









MOUSEHOLE HARBOUR



ST MICHAELS MOUNT



ST IVES



SENNEN

LOCATION

Mousehole is one of Cornwall's most distinctive harbour villages, known for its narrow granite lanes, traditional cottages and sheltered harbour on the edge of Mount's Bay. Despite its popularity, it retains a strong sense of place and an atmosphere deeply rooted in its fishing heritage. The village offers a good choice of cafés, pubs and restaurants, together with galleries, small independent shops and immediate access to the water. It also has a strong year-round community and remains one of the county's most recognisable coastal settings. The wider area is equally appealing. Nearby Penzance provides a broader range of amenities and a mainline rail connection, while Marazion, St Michael's Mount, Newlyn and St Ives are all within easy reach. Coastal walking, sea swimming and access to beaches are all part of everyday life in this part of west Cornwall.

DISTANCES

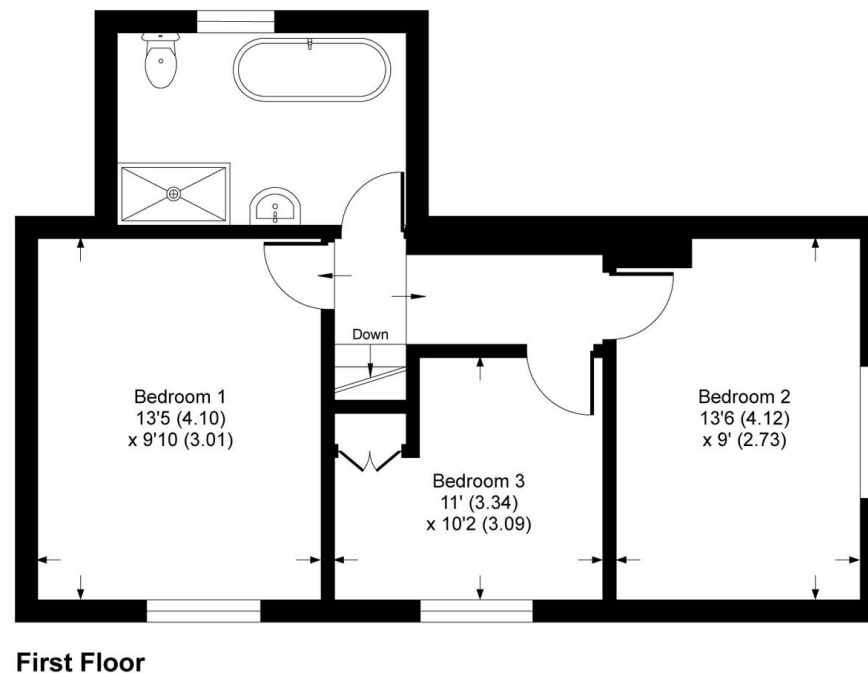
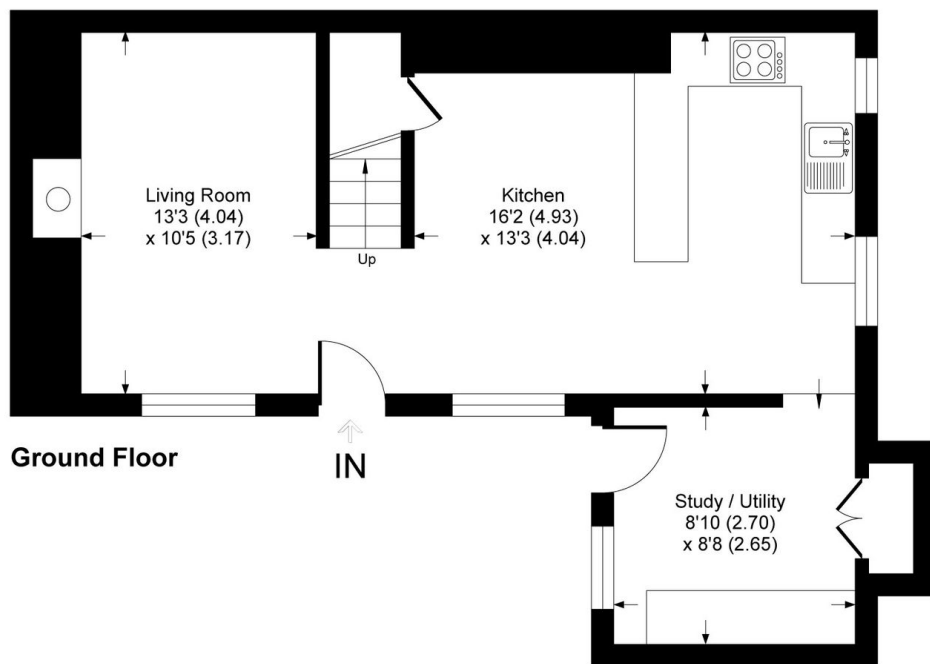
Mousehole Harbour 120m | Newlyn 1.8 miles | Penzance 3 miles | Marazion 8 miles | Sennen 8.5 miles | St Ives 12 miles | Falmouth 31 miles | Truro 31.5 miles | Newquay 45 miles





The Parade Mousehole, TR19

Approximate Gross Internal Area = 90.1 sq m / 970 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.
Produced by Devon Property Photography for Rohrs & Rowe



Services: Mains water, electricity and drainage.

Directions: What3words: ///dodges-surfaces-prominent

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ROHRS & ROWE

TELEPHONE 01872 306 360

EMAIL Info@RohrsAndRowe.co.uk

WEBSITE www.RohrsAndRowe.co.uk

