

INIGO



Trerose Manor

MAWNAN SMITH, CORNWALL

£2,000,000 FREEHOLD

This grand Grade II-listed, 18th-century house lies in Mawnan Smith, a sought-after coastal village in south Cornwall. The well-proportioned interiors span nearly 3,000 sq ft across two levels, with three expansive reception rooms and five bedrooms. Enchanting grounds of around an acre wrap around the house and are home to a collection of versatile outbuildings. The nearby town of Falmouth has an excellent selection of shops, restaurants and schools. Truro station, a 30-minute drive away, provides direct hourly services to London Paddington in just over four hours.

Setting the Scene

Trerose Manor, or 'the house on the headland', sits proudly on Rosemullion Head, overlooking Falmouth Bay and the Helford River estuary. Some of its earliest architectural features date to the 13th century, when a former manor house stood on the site.

Trerose Manor

MAWNAN SMITH, CORNWALL

£2,000,000 FREEHOLD



In the 16th century, the house was associated with the Killigrew family and, thanks to its strategic position, played a pivotal role in shaping the local political and maritime history. Appointed to protect the coast from invasions by France and Spain during the reign of Henry VIII, the Killigrews were also notorious pirates, and Trerose served as their headquarters.

The house's current iteration is a smaller, 18th-century reproduction of the storied manor. Extended in successive phases and arranged across an L-shape plan, the building is defined by elegant Georgian proportions and a wonderful sense of connection to its rural surroundings.

The Grand Tour

Set within a leafy residential plot, the grounds are approached via a gated entrance and a tree-lined driveway leading to a gravelled turning area with parking space for multiple cars. A distinctive clock tower and dovecote remain in situ here.

Wild vines trace their way up the two-storey façade, built of local Killas rubble stone and crowned by a traditional slate roof. Expansive sashes and bay windows with granite dressings amplify the sense of scale and grandeur.

Past a pillared porch, the front door reveals a welcoming hall, with slate-flagged floors and built-in cupboards for storing coats and boots.

The plan continues to an open-plan reception room of impressive proportions. Exuding warmth and character with exposed ceiling beams and rich, solid oak flooring, it forms the core of the house.

At the front is a generous farmhouse kitchen and dining room, where an oil-fired Aga range cooker is set within the hearth and provides a stunning focal point. Three pairs of south-facing French doors open onto an outdoor terrace, enhancing the connection with the garden. Behind the kitchen and accessible from the hall is a walk-in larder and a secondary kitchen, along with a utility room.



Trerose Manor

MAWNAN SMITH, CORNWALL

£2,000,000 FREEHOLD



At the other end of the space is an inviting lounging area, warmed by a stone fireplace with a wood burner. Beyond it lies a formal sitting room, with floor-to-ceiling sash windows on two aspects, drawing in plenty of natural light. Finished with buttery yellow wallpaper, it has original skirtings and cornices, and an elegant fireplace with marble surrounds. Concealed along the wall, a secret door reveals a secluded workshop/office, which in turn opens to the rear courtyard.

Another wing is home to a characterful library or study, fully panelled and grounded by parquet flooring. It has a wood-burning stove and window seats overlooking the garden.

Two separate staircases ascend to the first floor, where there are five spacious bedrooms with serene views of the lush surroundings and built-in wardrobes. Three of these are en suites with bathtubs; the generous principal bedroom also has access to a dressing room. A bathroom with a shower serves this floor.

From the first-floor landing, stairs lead to an attic that runs the entire length of the building, with plenty of storage space.

The Great Outdoors

Established grounds of around an acre extend from the house. From inside, the reception space opens directly onto a slate-paved terrace at the rear of the house, ideal for dining outdoors in the warmer season. A sweeping lawn extends beyond, bookmarked by carefully planted herbaceous borders and sheltered terraces.

Partially walled and private, the gardens are traversed by romantic hidden pathways and are home to a wide selection of established trees and shrubs suited to the mild Cornish climate. These include a tree dahlia brought back from the Himalayas by a previous owner.

A series of ancillary buildings is found on these grounds, including a small former stable block, a clock tower, a garage/garden tool store, and a boat store at the front. At the back is a wood store with convenient access via the workshop to the open fire in the sitting room. There are also two greenhouses and a potting shed.

Trerose Manor

MAWNAN SMITH, CORNWALL

£2,000,000 FREEHOLD



Out and About

Cornwall's south coast, facing the English Channel, is the fairer counterpart to its rugged, Atlantic-bashed northern side. This is the Cornwall of sheltered fishing villages, fields that gently slope into tidal creeks, and verdant gardens filled with plants that thrive in the warm summers.

The village of Mawnan Smith lies within an Area of Outstanding Natural Beauty, minutes away from the north shore of the Helford River. Some of the area's most beautiful beaches, including Prisk Cove and Durgan, are within easy reach via footpaths near the house.

Set amid coastal trails and open countryside, Trerose offers an ideal base for an active and outdoor-oriented lifestyle. Old Church Road, on which the house sits, leads directly to the Rosemullion Head Circular Road, a four-mile walk meandering across historical landmarks and scenic landscapes. Access to the South West Coast Path is also near; a 600-mile scenic trail stretching the entire peninsula, it's perfect for both relaxed walks and adventurous coastal hikes. Deep-water moorings are available with Helford River Sailing Club, on the south bank of the estuary.

The thriving university town of Falmouth is a 15-minute drive north, with a wide selection of amenities and grocery shops. Built around the world's third-largest natural harbour, in the summer it is a haven for sailors. The town has a wide selection of independent shops, a flourishing cultural and art scene, several galleries and an increasingly excellent range of restaurants, including Hylton Espey's Michelin-starred Culture restaurant at Custom House Quay.

The county town of Truro is around half an hour's drive north, offering an excellent selection of shops, restaurants, cafes, and services. Newlyn can be reached in around an hour and is a popular town that has been renowned for its art scene since the 1880s. Also around an hour's drive from the house is Tate St Ives and the Barbara Hepworth Museum and Sculpture Garden.

There are excellent schools nearby, including Mawnan School, Falmouth School, and Penryn College. A little further afield, Truro has independent senior and prep schools.

INIGO

Trerose Manor

MAWNAN SMITH, CORNWALL

£2,000,000 FREEHOLD



The region is well served by transport connections. Direct trains from Truro to London Paddington run just over four hours, with hourly services. Newquay airport is about an hour's drive from the house, providing regular shuttle flights to Gatwick and Stansted, as well as to several European destinations. The A30 just north of Truro offers convenient access to the M5.

Council Tax Band: G

INIGO



About

Inigo is an estate agency that specialises in selling marvellous historic homes, believing that a beautiful home is a pleasure that never ages. We connect discerning individuals with extraordinary spaces, no matter the price or provenance. Covering urban and rural locations across Britain, our team combines proven experience selling distinctive homes with design and architectural expertise.