



HILLSIDE VIEW
LOSTWITHIEL

About

A rare opportunity to own one of just six luxury new homes in the heart of Cornwall's countryside. Set on an elevated plot with sweeping views over the valley, Hillside View blends contemporary design with a deep commitment to sustainability. Each four-bedroom detached home offers over 2,300 sq ft of high-specification living space, featuring air source heat pumps, solar panels with battery storage —all designed to reduce your carbon footprint and your energy bills. With oversized gardens, stunning atrium-style entrances, and premium finishes throughout, these homes are built for modern living without compromise. Just a short walk from Lostwithiel's historic town centre, Hillside View is where eco-conscious design meets timeless Cornish charm.





Lostwithiel

Tucked into the lush Fowey Valley, Lostwithiel is a town that truly welcomes all walks of life. Whether you're a young professional seeking a peaceful base with great transport links, a growing family looking for good schools, or a retiree drawn to community spirit - Lostwithiel delivers. With its strong sense of community, and a calendar full of local events, the town offers a lifestyle that's both relaxed and connected. Residents enjoy access to parks, riverside walks, independent shops, and a thriving café culture, all wrapped in one of Cornwall's most historic towns. It's a place where modern living meets timeless character.



“Elevating modern living through sustainable craftsmanship”

About the Developer

Truro Property Development Ltd is a forward-thinking developer dedicated to delivering exceptional new build homes across Cornwall. With a focus on quality, design, and community, the company brings together modern construction techniques and a deep understanding of local character to create homes that are built to last - and built to love.

Founded in 2020, Truro Property Development Ltd has quickly established itself as a trusted name in residential development, with a growing portfolio of thoughtfully designed new build projects. Each home is crafted with care, offering buyers a blend of contemporary style, energy efficiency, and practical living.

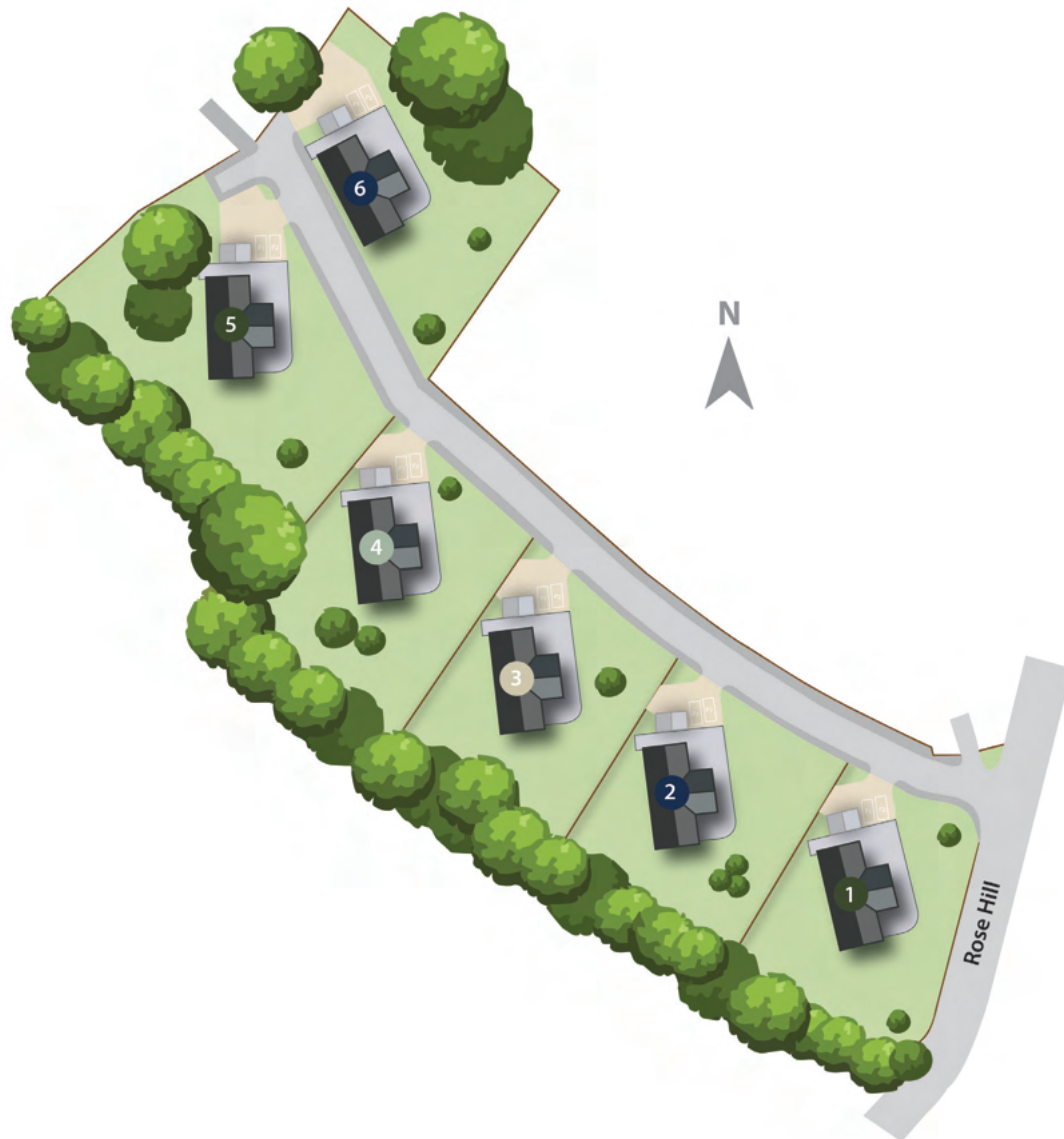




Site Plan



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Nestled on the elevated slopes of Rose Hill, Hillside View occupies a prime position on the south-western edge of Lostwithiel. This thoughtfully planned development enjoys sweeping views across the historic town and the River Fowey valley. With access directly from Rose Hill, the development sits harmoniously within its surroundings, embracing the natural contours of the landscape while remaining just moments from the heart of the community.

- House 1
- House 2
- House 3
- House 4
- House 5
- House 6





Each home at Hillside View features a spacious entrance hall leading into an open-plan living area, designed to maximise natural light and valley views through expansive windows. The kitchen combines style and practicality with floor-to-ceiling storage, soft-close drawers surrounding a central island, and premium integrated appliances including NEFF double ovens, fridge/freezer, dishwasher, and a Quooker tap.

The ground floor also includes a separate lounge, utility room, and WC. Upstairs, four bedrooms offer built-in wardrobes and generous storage, with two enjoying en-suite facilities. A luxurious four-piece family bathroom completes the layout, boasting a freestanding bath and walk-in shower.



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Ground Floor



First Floor







Heating & Hot Water

Air Source Heat Pump
Solar Panels with Battery Storage
Underfloor Heating to the Ground Floor
Radiators to the First floor
Individual Thermostatic Control to each room

Electrical

LED lighting with a mixture of Spotlights & Low energy Pendants
Sockets to each room
External Lighting
Fibre Broadband direct to each home
LED Mirrors with Infrared sensors
LED lights to all Wardrobes
LED lights to the loft space

Kitchens

German supplied Kitchens
Silestone Worktops
Quooker Hot water Tap
Neff Double Oven & Combination Oven
Integrated Dishwasher
Integrated Fridge Freezer

Full Specifications

Utility

Continued German Kitchen Units
Freestanding Space for Washing Machine & Dryer

Bathrooms

Porcelain Tiles, floor to ceiling in wet areas with half height tiling to the remainder of the room
Free standing Slipper Bath with Free Standing tap
Wall Mounted toilet
Dual Power Towel Rails
Thermostatic Mixer Valve showers
Resin Shower Trays with Free standing Glass screen
Wall Mounted Vanity Unit with Draws and mixer tap over sink

Additional Internal & External Specification

Electric Vehicle Charging Points
Engineered Oak Floor to the Ground Floor
uPVC double glazed Windows
Composite Entrance door
Electric Garage door
LED Lighting & Power Sockets to Garage
Combined external finish of Cedral Click Cladding & Render
Patos laid in Sandstone with Grassed lawns.
External Tap
Spanish Slate Roof
10 Year Warranty with Global



Engineered Oak Floor



Sandstone Patio & Grassed Lawns



Premium German Kitchen



Luxury Bathrooms



High-Spec External Features

Energy Efficiency

At Hillside View, energy efficiency is at the heart of every home. We believe in combining cutting-edge technology with thoughtful design to create properties that are not only luxurious but also environmentally responsible. From the way each home is heated to how it consumes and conserves power, every element has been carefully considered to reduce energy usage, lower running costs, and support a more sustainable way of living.



How Are We Different?

We go beyond standard building practices to deliver homes that are future-ready, energy-efficient, and crafted with intelligent features. While many developments focus solely on style or space, we've taken a more thoughtful approach - integrating advanced technology and sustainable systems into every home as standard.

Air Source Heat Pump

A highly efficient alternative that dramatically reduces carbon emissions and energy bills.

Solar Panels with Battery Storage

This setup not only lowers reliance on the grid but also provides greater energy independence.

EV Charging Points & Electric Garage Door with Key Fob Control

This feature offers effortless access while also improving insulation and home security.

uPVC Double-Glazed Windows

They help retain warmth in the winter and keep homes cooler in the summer.

LED Mirrors with Infrared Sensors

Activated by motion, helping to conserve energy by switching off automatically when not in use.

Underfloor Heating

Creates an even, comfortable warmth without the need for visible radiators.



It's Easy to Find Us...

Directions from Bradleys Liskeard:

Start at 4 Bay Tree Hill, Liskeard and head northwest toward Bay Tree Hill/A390. Turn right onto A390, following signs for Liskeard–Callington. Stay on the A390 eastbound for roughly 3 miles, passing Dobwalls. Continue straight through St Keyne and onwards toward Lostwithiel. As you reach Lostwithiel, stay on the A390 (Fore Street) until you pass the bridge over the River Fowey. Shortly after the bridge, turn left onto Rose Hill Road (just after the mini-roundabout). Proceed up Rose Hill for about 200 yards; Hillside View will be on your left-hand side.

Sat Nav:

PL22 0FH

What3Words:

[///sued.climber.bitter](https://www.what3words.com/sued.climber.bitter)

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Bradleys
ESTATE AGENTS