

NANSLEDAN

NEWQUAY



MORRISH
HOMES



GWARAK
AGRAVATN

"It's all in the detail, we take pride in crafting homes which respect the character and tradition of the area."

TIM BISHOP,
ASSOCIATE DIRECTOR, SALES & MARKETING

Welcome to Morrish Homes at Nansledan

At Morrish Homes we pay attention to the detail of every property to ensure each of our homes is individually crafted to the same high standards our family would be proud to live in.

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GWARAK
AGRAVAYN

A characterful place to call home

Award winning Duchy of Cornwall development Nansledan, Cornish for "broad valley", is a mixed-use sustainable development in Newquay, which will eventually comprise over 4,000 Cornish styled homes along an array of colourful, characterful street scenes.

Once a vision of HRH Prince of Wales many years ago, it is fast becoming a thriving new community where residents can live, work, socialise, shop and enjoy the surroundings - just a walk away.

With homes at Nansledan individually designed by internationally renowned classical Architects and Master Planners, in partnership with our in-house team of experts, HRH Prince of Wales's vision is coming to life.

All our homes, whether large or small, are traditionally constructed and Cornish inspired combined with modern interiors.

As you stroll around the development you can see that every detail, whether it is a garage roof, a kerb, a planting scheme, or a wildlife conservation technique has been considered.

Whether you are looking for a two, three, or four bedroom home of two or three storey detached, semi-detached or townhouse style, you will be able to choose from a great selection of different Cornish homes at Nansledan.

The scale of the development means the mix of housing is constantly changing as the development evolves. Our friendly team of experts can advise on the right house for you, and schemes to help you move including the Government's Help to Buy Scheme.

Individual inside and out

All our homes at Nansledan have been designed to respect the character and essence of the area.

Outside, we use locally sourced Cornish materials such as slate for roofs, granite for kerbs and handmade joinery to reflect the Cornwall heritage - laid by local craftsman.

Traditional construction has been combined with interiors designed with modern living in mind. Inside, synonymous with every Morrish home, you'll find that each space has been carefully thought out.

Wooden framed windows let the light pour in, kitchen and bathrooms feature fittings from well-respected brands, and staircases use quality wood and carpentry. Family homes include an ensuite bathroom, with good sized bedrooms and storage providing the space to relax and unwind.

Landscaped gardens are featured throughout, many of which are accessed through French doors leading from the house to make the most the surroundings.

We don't just consider the obvious areas of the house; you will even find our garages have the same level of attention to design detail too.



Nansledan, Newquay



A taste of Newquay

Located on Cornwall's Atlantic Coast, Newquay Town is voted one of Britain's favourite seaside towns and the best family holiday destination.

Newquay's cosmopolitan atmosphere and relaxed charm really has something to offer everyone with the town playing host to a great selection of independent and chain, shops, restaurants and boutiques and is renowned for its vibrant nightlife.

A real "foodie" destination, Newquay offers a huge selection of gastronomic delights, from fine dining restaurants by world renowned chefs including Jamie Oliver and Rick Stein, to cosy or contemporary pubs or beachfront restaurants, and of course, traditional Cornish cream tea in the local cafes.

For those that like to relax and enjoy the scenery, take a stroll through the Japanese Gardens just outside Newquay, visit one of the attractive parks, or hire a boat on the boating lake. There is easy access for walkers and cyclists along the 300 mile South West Coast path to take in the spectacular rocky headlands, dramatic clifftops and secluded coves.

Newquay boasts twelve stunning beaches with golden sand, including the award winning iconic Fistral Beach - a surfer's paradise of international repute. There is an array of water sports and other active pursuits in and around the town to choose from including: fishing, golf, tennis, bowling and indoor sports such as climbing at the Newquay Sports Centre.

As a real family destination, you'll find many iconic tourist destinations including visiting the wildlife at award-winning Newquay Zoo or Blue Reef Aquarium, making a splash at the Oasis funpool or visiting the world's largest indoor rainforest at the Eden Project.

A community on your doorstep

Situated just two miles from Newquay town centre Nansledan really is an inspirational location to live where houses blend harmoniously with the environment, with attractive squares and public green spaces to explore.

The community is evolving every day and will eventually comprise a wide selection of shops, boutiques and eateries.

Shoppers will enjoy Market Street forming the bustling heart of Nansledan, with local convenience shops dispersed throughout the development.

The community will be able to meet at Nansledan's own church, community centre and eventually at the urban farm.

Nansledan is close to a great range of amenities and even has its very own primary school, Skol Nansledan, which opened in September 2019. Excellent educational facilities are also situated outside of the development including Tretherras Secondary School, Treviglas Academy and Cornwall College, specialising in Zoology, Marine and Surf Science.

Today you get a great sense of what Nansledan will become as you stroll along some of the edible streets lined with fruits and vegetables, get pampered at one of the health and beauty establishments or discover the delicious pasties and baked goods at local bakeries.



Image courtesy of Hugh Hastings.

Nansledan Community

The community is evolving everyday at Nansledan and will eventually comprise a wide selection of shops, boutiques and eateries.



Image courtesy of Chris Braley.

Skol Nansledan Primary School

Nansledan is close to a great range of amenities and even has its very own primary school, Skol Nansledan, which opened in September 2019.



Feel connected

Nansledan, Newquay TR8 4FA

Newquay Train Station
1.9 miles away

Providing links across the South West including Truro, Plymouth and Exeter.

Newquay Town Centre
2 miles away

The town centre is only a short distance away, offering everything from high street fashion, boutique gift shops, restaurants and cafes.

Newquay Zoo
2.3 miles away

A great family day out with an array of animals, sub-tropical gardens to explore and plenty of events hosted during the day.

Fistral Beach
4.4 miles away

A world renowned surfing destination is only a short distance from Nansledan, with cafes, shops and no shortage of big waves.

Newquay Airport
5 miles away

Newquay Airport offers year round direct flights to London Gatwick, Aberdeen, Alicante, Newcastle, Copenhagen and many other destinations.

Eden Project
16.6 miles away

🏠 Sports Facilities
🛒 Groceries
🌳 Local Attractions
📖 Education
🏦 Bank

Education

Nansledan School	0.3 miles
First Steps Pre School	0.5 miles
Treviglas Academy	0.8 miles
Newquay Tretherras	1.1 miles
Cornwall College Newquay	2.3 miles
Falmouth University	25.6 miles

Leisure

Treviglas Sports Hub	0.8 miles
Newquay Sports Centre	1.3 miles
Newquay Surfing School	1.8 miles
Lighthouse Cinema	2.1 miles
Trampoline and Play Park	2.3 miles
Newquay Golf Club	4.0 miles

Essentials

Ladyvale Bakery	0.3 miles
Newquay Dental Centre	0.5 miles
Narrowcliff Doctors Surgery	1.6 miles
Kayes Chemist	2.1 miles
Morrisons	2.8 miles
Sainsbury's Newquay	2.9 miles

Map and distances are provided for guidance only.

Building quality through generations

Crafting individual homes from our family to yours

Since the early fifties the Morrish family have shared a passion for crafting exceptional homes and creating distinctive street scenes enjoyed by many.

We have grown through decades of development across the South, earning an outstanding reputation for fine craftsmanship and attention to detail.

Our properties are individual, we spend time crafting our homes to the high standards that our family would be proud to live in.

Our loyal workforce and customers are part of the family, and a testament to our long-standing mission for quality.

Creating special places to be proud of

Our in-house team of professionals are passionate about bringing traditional building to modern day living and creating special places where people aspire to live, and with homes that blend with the local vernacular.

Built by local craftsman using local materials, our aim is to make communities proud of where they live for many generations.

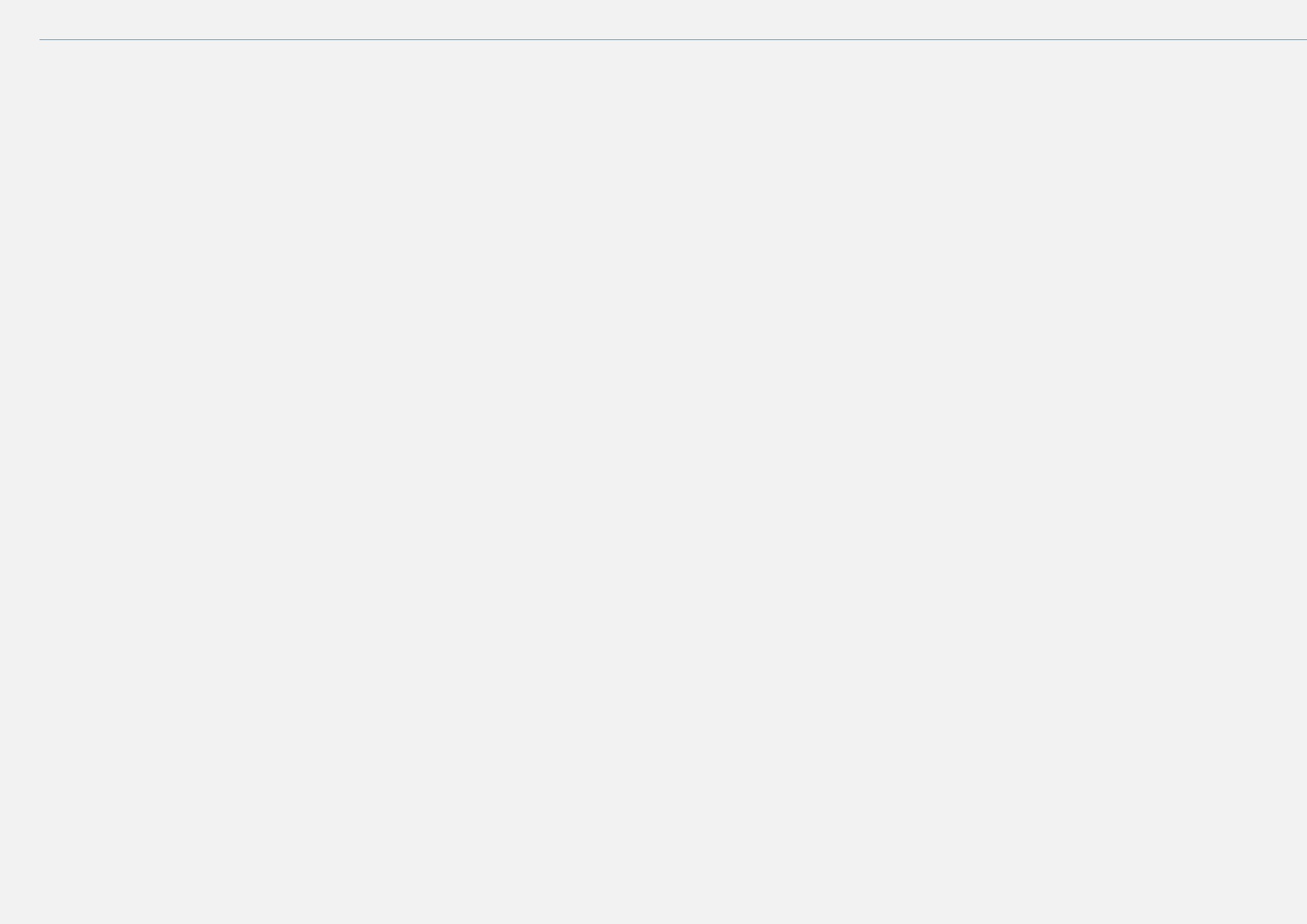
Our focus on creating special places has led to us being invited to work with pioneering legacy landowners including the Duchy of Cornwall and the Ashfield Estate, working in award winning partnerships to deliver ambitious projects which influence modern development.

Providing customers with that personal touch

We place our customers and the community at the heart of all we do. As well as individually designing our new homes, we aim to deliver that personal touch with your move too.

Our friendly team of professionals will guide you through the entire process, from finding your ideal new Morrish home, to selecting a suitable scheme such as Help to Buy. We familiarise you with your new property before you complete, and we'll be on hand to guide you through the whole moving process.

You can rest assured that your new home is in safe hands, with our very own two-year warranty, ten year NHBC warranty, and appliance guarantees.





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This is only the beginning...