



Tower House

Baldhu, Truro



Tower House, St Michael's Church, Baldhu, Truro, TR3 6EG

A truly unique and imaginative conversion of a Victorian church located within a quiet and tranquil area of the countryside near Truro, providing an architecturally fascinating and historically intriguing home with period detailing throughout.





Architectural and historical note

St Michael's and All Angels were built in 1847 for the Reverend William Haslam on land provided by the Earl of Falmouth. Designed by the noted Ecclesiastical Gothic Revival architect William White, the church was intended to house a congregation of 600 as the heart of a new community around the proposed Baldhu Mine – the word Baldhu being Cornish for 'Black Mine'. However, the mine did not prosper and the new community did not come into being, although the school, church and vicarage were built. As a result, the church found itself distanced from any congregation.

Interestingly, St Michael's has a small place in Cornish history in that it was within Baldhu Church that the Reverend Haslam was 'converted in his own pulpit' by the local miner turned preacher Billy Bray who still has a worldwide following 150 years on. The pulpit is still a feature of the sitting room at Tower House.

Architecturally, the building is a beautifully restored Victorian gem with lime-pointed granite walls forming the nave, chancel and south aisle under two parallel roofs with a three-stage tower and broach spire constructed of dressed limestone ashlar. Dressed limestone is also used for all columns, arches, doorways and windows still in situ.

Victorian churches are in a class of their own when it comes to quality of design, materials and workmanship and their conversion to residential use is quite rare. When converted in 2008, the Church Commissioners confirmed that only one other Anglican church had been converted in Cornwall.



Distances

Royal Cornwall and Duchy Hospitals – 2.5; Carnon Downs – 3; Truro – 4;
Trelissick Gardens (National Trust) – 5.5; Tremough (Exeter university campus) – 7; Falmouth – 9;
Mylor Yacht Harbour – 9; Cornwall Airport – 21
(All distances are approximate and in miles)

The location

Baldhu is situated around four miles southwest of Truro and is very well placed for the countryside and access to both Cornish coasts. The immediate surroundings are quiet and rural comprising woodland and open farmland. The only neighbouring properties are those that have historical links to the church and include Porch House (the other half of the church), the original vicarage and primary school.

Truro provides a broad range of educational and shopping facilities, along with a mainline rail link to London and branch line to Falmouth. The port of Falmouth is approximately nine miles to the south of Baldhu with its eclectic mix of shops and restaurants, bars and excellent maritime facilities.



The property

- Truly unique and fascinating
- Conversion was beautifully planned and provides particularly spacious and light living areas
- Over 4,000 sq ft
- Amazing galleried ground floor living room, with slate flooring and woodburner
- Exposed roof trusses and limestone columns, original pulpit and vaulted ceilings
- Well appointed kitchen / dining room defined by the partially stained leaded glass window
- Beautiful vaulted sitting room with original roof trusses with carved plinth detail, original pierced stone windows with additional roof windows enabling fine views of the tower and sky above
- Galleried dining room full of architectural detail with high level glazed atrium
- Mesmerising master bedroom suite with vaulted ceiling, exposed timbers and roof light providing much natural light and views of the tower
- Two bedrooms and bathroom within the tower, one in the belfry with galleried en suite bathroom.
- Ground floor guest bedroom with en suite.
- Entrance vestibule with shower room/ wc and large utility
- Original vestry with door to gardens



The grounds

- Churchyard garden extends to just over ½ acre
- Wild garden interspersed with historic headstones dating back to the mid 1800s
- Large stoned paved sitting out terrace
- Bordering established woodland
- Large detached double garage / workshop

Tenure, services and further information

Freehold. Mains water and electricity. Private drainage. Oil fired central heating with mix of underfloor heating and radiators. Council Tax: F. Broadband: Fibre is available in the postcode

Directions

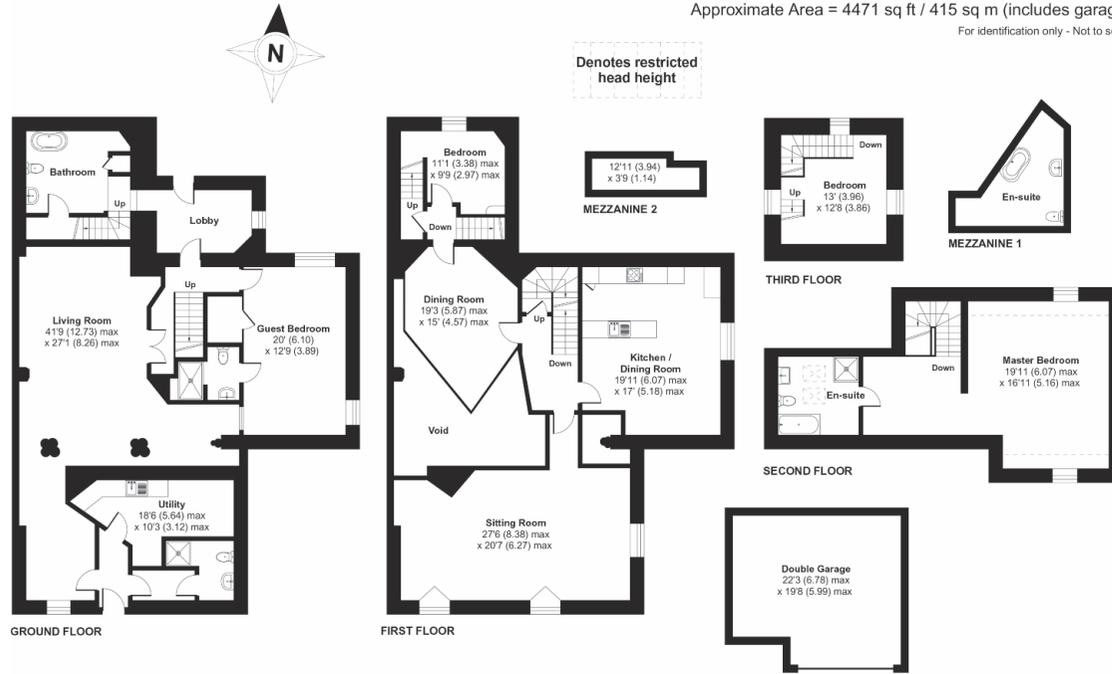
From Truro – take the turning for Penweathers Lane off Treyew Road (between County Hall and Truro Football Club). This country lane is the shortest route to Baldhu. Follow this lane as it passes under railway bridges and after 1.5 miles turn right. Follow for approximately one mile ignoring the sign for Baldhu Chapel and take the next left, signposted Chuckles Day Nursery, and the entrance to Tower House and Porch House is on the right hand side.



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Approximate Area = 4061 sq ft / 377 sq m (excludes garage)
 Approximate Area = 4471 sq ft / 415 sq m (includes garage)

For identification only - Not to scale



RICS Certified Property Measurer Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © ntechcom 2020. Produced for Shore Partnership Limited. REF: 634605



FIXTURES & FITTINGS Only those fixtures and fittings mentioned specifically in the sales particulars are to be included in the sale. All others (including light fittings not mentioned, furniture, garden furniture, garden ornaments etc) are not included but may be available by separate negotiation.

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