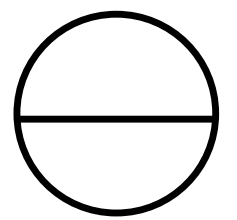


SUMMER/AUTUMN
2025

THIS IS

To be in residence from
SUMMER 2026



MEUDON

10 LUXURY HOMES IN **CORNWALL, TR11 5HT**

TO LEARN MORE ABOUT THIS UNIQUE RESIDENTIAL INVESTMENT OPPORTUNITY:

+44 (0) 1494 258 181 & hello@theshackgroup.com



The best kinds of asset class are the ones you can also call home.

THIS IS MEUDON –

An ultra-exclusive development of 10 luxury homes.

Set in 8 acres of private, historic botanical gardens.

With private beach.

Residents club spa, gym and pool.

On-site boutique hotel and full access for residents to all facilities, concierge and property management team.

Lock-up, leave & rent out capability.

Simply, a once-in-a-lifetime investment opportunity.



10 LUXURY HOMES IN CORNWALL, TR11 5HT

Fully approved plots in coastal AONB (Area of Outstanding Natural Beauty).

Ranging from £1.395m to £4.395m

Priced at £900 pr sq ft.

For purchase off-plan.

To be in-residence from
Summer 2026.

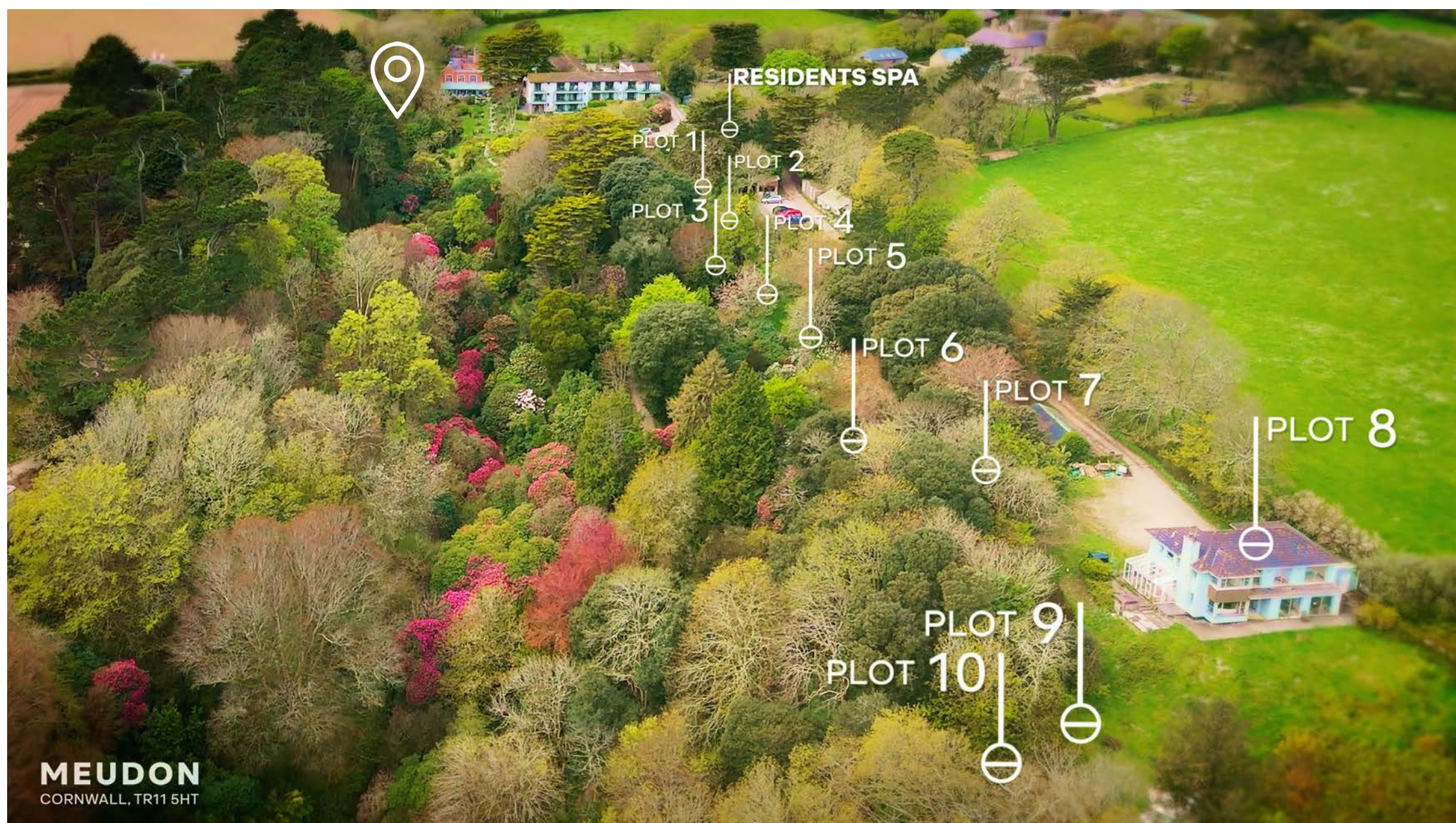


www.theshackgroup.com/meudon
+44 (0) 1494 258 181
hello@theshackgroup.com



They call them hero images for a reason.





ABOUT

► **PLAY BRAND FILM (2 mins)**

MEUDON is an ultra-exclusive development of 10 luxury homes, set within 8 acres of private, historical botanical gardens, along Cornwall's spectacular southern coastline.

These 10 fully approved plots in coastal AONB showcase architecturally stunning properties, priced at £900 per square foot, and ranging from £1.395m (2-bed) to £4.395m (7-bed).

For purchase off-plan, owners are scheduled to be in-residence from late Summer 2026.

Kitchen appliances by Gaggenau. Kitchen cabinetry by Et Lorem. Bathroom ranges by CP Hart. Glazing by Cortizo.

Interior design services available upon request, with brand partner discounts available from Soho Home, Case Furniture and Tom Dixon. Complimentary art consultations and discounts courtesy of Clarendon Fine Art.

Summary of property ownership structure and optional rental management terms for each property available on request. Properties are freehold, with no ground rent.

Property ownership entitles residents to full use of the private beach, the gardens, and membership of the Retreat Swim & Gym Club. Property owners will have an annual service charge of £(TBC). Service charges relate to cleaning, lighting and maintenance of the private access lane and foot path to the Residences, and a proportionate share (with the other owners and the hotel) of the cost of maintaining the garden and the private beach.



PLOT 1

£1.395m

2-BED

**GEA: 1,550 SQ FT / 144 M2
GIA: 1,292 SQ FT / 120 M2**

**▶ PLAY PLOT 1
VIDEO (50")**



PLOT 2

GUIDE: £1.395m

2-BED

**GEA: 1,550 SQ FT / 144 M2
GIA: 1,281 SQ FT / 119 M2**

**▶ PLAY PLOT 2
VIDEO (50")**



PLOT 3

GUIDE: £2.245m

4-BED

**GEA: 2,497 SQ FT / 232 M2
GIA: 2,110 SQ FT / 196 M2**

**▶ PLAY PLOT 3
VIDEO (50")**



PLOT 4

GUIDE: £1.385m

2-BED

**GEA: 1,539 SQ FT / 144 M2
GIA: 1,270 SQ FT / 118 M2**

**▶ PLAY PLOT 4
VIDEO (50")**



PLOT 5

GUIDE: £1.918m

3-BED

**GEA: 2,131 SQ FT / 198 M2
GIA: 1,765 SQ FT / 164 M2**

**▶ PLAY PLOT 5
VIDEO (50")**



PLOT 6

GUIDE: £1.918m

3-BED

GEA: 2,131 SQ FT / 199 M2
GIA: 1,765 SQ FT / 164 M2

▶ **PLAY PLOT 6
VIDEO (50")**



PLOT 7

GUIDE: £1.395m

2-BED

GEA: 1,550 SQ FT / 144 M2
GIA: 1,270 SQ FT / 118 M2

▶ **PLAY PLOT 7
VIDEO (50")**



PLOT 8

GUIDE: £4.395m

7-BED

GEA: 4,887 SQ FT / 454 M2
GIA: 4,284 SQ FT / 398 M2

▶ **PLAY PLOT 8
VIDEO (50")**



PLOT 9

GUIDE: £1.26m

2-BED

GEA: 1,399 SQ FT / 130 M2
GIA: 1,141 SQ FT / 106 M2

▶ **PLAY PLOT 9
VIDEO (50")**



PLOT 10

GUIDE: £1.26m

2-BED

GEA: 1,399 SQ FT / 130 M2
GIA: 1,141 SQ FT / 106 M2

▶ **PLAY PLOT 10
VIDEO (50")**





THE RETREAT CLUB

THE RETREAT is a 3,000 SQ FT, two-storey facility made available to all residents and their guests.

The RETREAT consists of a 20-metre long heated swimming pool (open year-round), 3 treatment rooms offering the very latest homeopathic and therapeutic wellness and beauty treatments, a Pilates deck, and a well-equipped Technogym and free weights area.

The bar and restaurant are open year-round, providing a wide range of dishes, from organic baked goods to wood-fired pizzas, to handmade gourmet hamburgers and BBQ, to locally-sourced fish and shellfish.

THE RETREAT is scheduled for completion in Summer/Autumn 2026.

We often start with a chair.

Well, the idea of a chair.
And specifically, a chair that we're sitting in.
To then consider the view out.
In every direction.
Directly ahead, the peripherals, the space above and behind that you can't actually see but can acutely sense.
The imagined volume of the space.
What then catches the eye?
And what blends in and keeps things calm?
You see, exceptional design doesn't start with what you see. It doesn't start with the physical. Exceptional design starts with the invisible.
It starts with Emotional Design. It starts with how you want someone to feel in a space. And from this, form and function then find their shape and purpose. All meaning...
A Shack designed building is an experience. It's a series of considerations and choices, intersecting, interacting, in pursuit of a sum total, a greater gestalt, with the ultimate aim of creating a happier and healthier home, purposefully for every single day. And that can wholly be enjoyed, literally and figuratively, from whichever chair you wish to sit in.

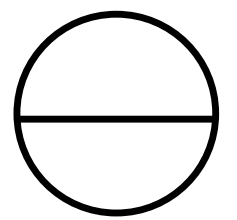


Above: a chair

SUMMER/AUTUMN
2025

THIS IS

To be in residence from
SUMMER 2026



MEUDON

10 LUXURY HOMES IN **CORNWALL, TR11 5HT**

TO LEARN MORE ABOUT THIS UNIQUE RESIDENTIAL INVESTMENT OPPORTUNITY:

+44 (0) 1494 258 181 & hello@theshackgroup.com



Meudon, Mawnan Smith, Falmouth, Cornwall, TR11 5HT