



New to market is this fabulous grade II listed, end-terrace bungalow with two double bedrooms, in the quiet and exclusive location of Devon House

21 Devon House Drive | Bovey Tracey | Newton Abbot | TQ13 9HB





PROPERTY TYPE

Barn Conversion

Leasehold 948 years remaining



SIZE

766 sq ft



LOCATION

Village



AGE

Victorian (1837 - 1901)



BEDROOMS

2



RECEPTION ROOMS

1



BATHROOMS

1



WARMTH

Community Heating System



PARKING

Allocated Parking



OUTSIDE SPACE

Communal Garden



EPC RATING

45 (E)



COUNCIL TAX BAND

B



### in a nutshell...

- Grade II listed
- Modern fitted kitchen
- Generous living/dining room
- Two double bedrooms
- Light and neutral décor throughout
- Sits in communal grounds
- Off road parking
- Quiet location



## the details...

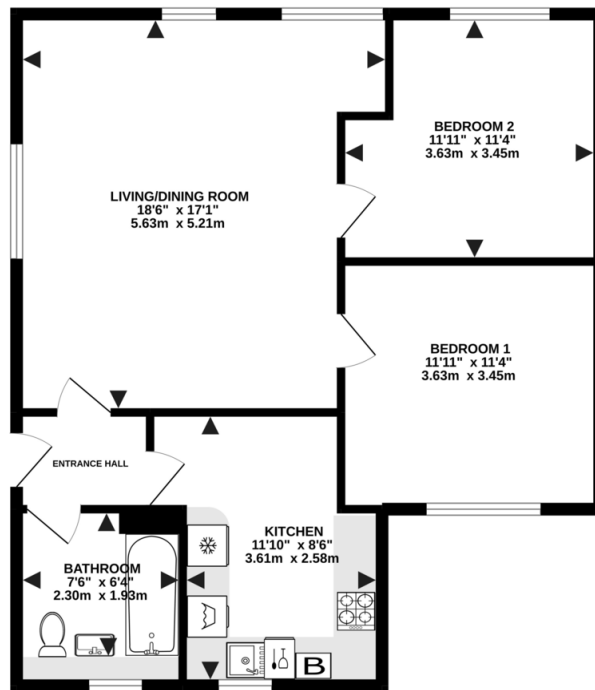
Check out this fabulous grade II listed, end-terrace bungalow with two double bedrooms, in the quiet and exclusive location of Devon House, in the popular moorland town of Bovey Tracey.

Devon House is an impressive, grade II listed Victorian building, formerly the Devon House of Mercy for fallen women, now converted into apartments, and it sits amid beautifully maintained communal grounds with manicured lawns and specimen trees. It also has ample parking for residents, along with an area at the front of the property for visitors.

Inside, it is beautifully presented with neutral decor throughout giving a modern feel, and it benefits from a community heating system.

The accommodation comprises of a private entrance leading into a hallway with hardwood flooring and a hatch in the ceiling providing access to the loft space, a good sized, modern kitchen with plenty of solid-oak worktop space on three sides and a range of grey fitted units providing ample storage complete with tiled splashbacks and under-cabinet feature lighting. Well-equipped it has a built-in double-oven with a gas hob above, and integrated appliances include a fridge, washing machine and slimline dishwasher beneath the sink. A wall-mounted gas boiler provides the hot water on demand. The living/dining room is a generous size, is filled with light from dual-aspect windows, and there is plenty of room for a dining table and seating, ideal for any occasion. There are two double-bedrooms, both similar in size, and a modern bathroom contains a bath, with an electric shower over, a vanity unit, a WC and a chrome heated towel rail.

GROUND FLOOR  
766 sq.ft. (71.1 sq.m.) approx.



TOTAL FLOOR AREA: 766 sq.ft. (71.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## the location...

Bovey Tracey benefits from a wide range of local amenities including Health Centre, Dentist, Veterinary Clinics, Primary School, Library, Banks, Shops, Churches, Restaurants and Public Houses. It also boasts a Golf Course, Cricket Field, Swimming Pool, Tennis Club, Bowls Green & two Football Pitches. For those requiring more adventurous recreational pursuits the open spaces of Dartmoor are nearby and the South Hams coast is a 40-minute drive. There are regular bus services to Exeter and Newton Abbot and easy access to the A38 dual carriageway linking the Cities of Exeter and Plymouth. There is also a main line railway station at nearby Newton Abbot and in Exeter, where the nearest Airport is.

## Shopping

Late night pint of milk: Tesco Express 0.7mile

Town centre: 0.5 mile

Supermarket: Tesco/Co-op 0.7mile

## Relaxing

Beach: Teignmouth 10.3 miles

Park: 0.9 mile

Tennis courts, swimming pool, playground etc. 1.3miles

## Travel

Bus stop: Bradley Road 0.2 mile

Train Station: Newton Abbot 7 miles

Main travel link: A38 2miles

Airport: Exeter 18.3 miles

## Schools

Bovey Tracey Primary School: 1.4 miles

South Dartmoor College 8.8 miles (school bus)

Please check Google maps for exact distances and travel times.

Property postcode: **TQ13 9HB**

Need a more complete picture? Get in touch with your local branch...

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Complete

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TQ13 9AD



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