



Flat 31, Devon House Devon House Drive, Bovey Tracey - TQ13 9HB

£99,000 Leasehold

This One Bedroom, Ground Floor Apartment is Located in a Grade II listed building, steeped in history with stunning gardens surrounding it. An Idyllic Location for those looking for Peace and Quiet. Available with No Onward Chain.


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 50 Fore Street
Bovey Tracey TQ13 9AE

ROOM MEASUREMENTS:

Lounge: 3.81m x 3.08m (12'6" x 10'1")

Kitchen: 3.81m x 3.18m (12'6" x 10'5")

Bedroom: 3.187m x 2.91m (10'5" x 9'7")

Bathroom: 2.74m x 1.49m (9'0" x 4'11")

AGENTS INSIGHT:

"This property is a perfect bolt hole or for someone that needs a peaceful place to enjoy the wonderful countryside and beautiful surroundings. We shall call it compact and bijou!!!! "

USEFUL INFORMATION:

Service Charge: £2,260 per year. We can confirm that this includes buildings insurance, upkeep of gardens & grounds and exterior buildings maintenance.

Leasehold - 948 years remaining. Share of Freehold.

Council Tax Band is A (£1443.96 p.a 2022/2023)

EPC Rating: F



STEP OUTSIDE:

The beautiful gardens and grounds of Devon House are well cared for and well loved. There is a sweeping driveway up to Devon House and there is ample parking for all the residents and their visitors. Lovely lawns surround the building with plenty of seating areas for all residents to enjoy the ambience of the countryside. Mature trees provide shade and the flower beds provide lots of colour.



LOCATION:

Devon House stands in peaceful landscaped grounds of approximately two acres and is within walking distance of Bovey Tracey town centre. Known as the "Gateway to the Moors", this bustling town offers a comprehensive range of shops and amenities including a health centre, library, primary school, inns and churches. The town also benefits from good sporting facilities, including a swimming pool and a sports field/ tennis court. The A38 dual carriageway, linking Exeter and Plymouth to the M5 motorway is within two miles of the town and there are mainline railway stations at Newton Abbot and Exeter. The open spaces of Dartmoor lie just to the west of the town and the South Devon beaches are mostly within half an hour's driving distance.



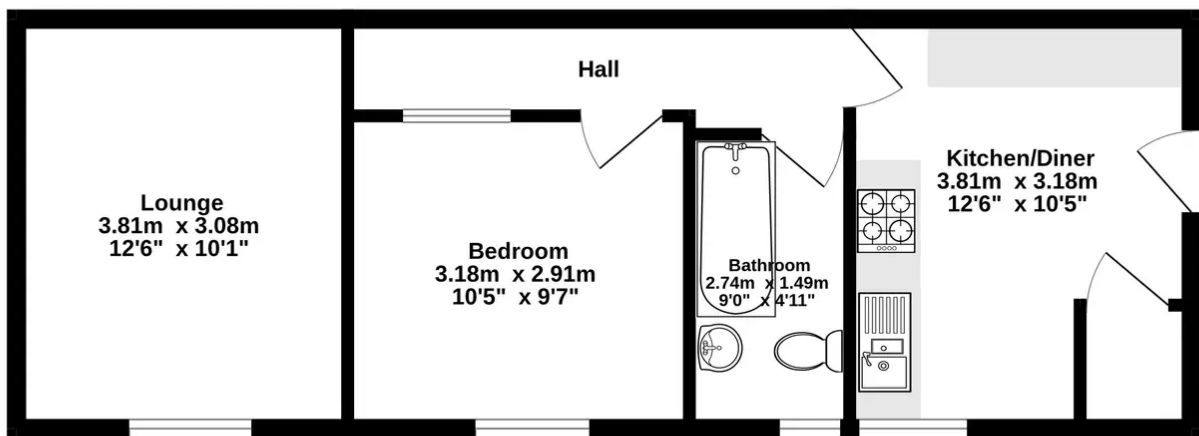
STEP INSIDE:

An impressive communal door leads into a high ceiling foyer where you will find the front door to the property. Stepping though into the kitchen, there is a built in electric oven with gas hob and extractor hood over. An array of cupboards, drawer units and a handy breakfast bar. A large cupboard provides more storage and room to put an appliance.

The hallway leads to the bathroom which has a panelled bath with shower attachment, a WC and basin. On to the bedroom and then at the end to the lounge. The windows are up high but you can see the surrounding countryside and trees.



Ground Floor
41.6 sq.m. (448 sq.ft.) approx.



TOTAL FLOOR AREA : 41.6 sq.m. (448 sq.ft.) 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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