



A mid-terraced family home with three bedrooms, a garage, parking and front and rear gardens, in a quiet position with far reaching countryside views, in the popular village of Chudleigh Knighton, a short walk from the shop, pub and primary school

4 River Valley Road | Chudleigh-Knighton | Newton Abbot | TQ13 0HP





PROPERTY TYPE

Mid Terraced House
Freehold



SIZE

938 sq ft



LOCATION

Village



AGE

1970s



BEDROOMS

3



RECEPTION ROOMS

1



BATHROOMS

1



WARMTH

Gas Central Heating



PARKING

Garage & Off Road Parking



OUTSIDE SPACE

Garden



EPC RATING

71 (C)



COUNCIL TAX BAND

B



in a nutshell...

- Modern Mid Terraced House
- Far Reaching Views
- Large Lounge & Kitchen/Dining Room
- Three Bedrooms
- Conservatory
- Garage & Off Road Parking
- Front & Rear Gardens
- Quiet Position



the details...

New to the market is this mid-terraced family home with three bedrooms, a garage, parking and front and rear gardens, in a quiet position with far reaching countryside views, in the popular village of Chudleigh Knighton, a short walk from the shop, pub and primary school and with easy access to the A38 to Plymouth Exeter and the M5.

A concrete path leads through the front garden with a lawn and steps lead up to the entrance porch. Inside, it is well presented with light and neutral décor throughout, feeling warm and welcoming with gas central heating and double glazing.

The entrance porch has plenty of space for the storage of coats and shoes and a door leads into a good-sized living room which is carpeted and filled with light from a wide window to the front. A light and airy open-plan kitchen/dining room has a modern fitted kitchen with plenty of worktops space, tiled splashbacks and a range of base, drawer and wall units providing ample cupboard space. There is a stainless-steel sink with a mixer tap beneath the window, a gap for a cooker with an integral extractor hood above, space with plumbing beneath the worktop for a washing machine and dishwasher. A storage area beneath the stairs has power and space for an upright fridge/freezer along with shelving. Through from the kitchen is a conservatory room, making a potentially ideal utility area/garden room with access to the garden. The dining area is carpeted and has plenty of room for a table and seating for six or more places, ideal for any occasion.

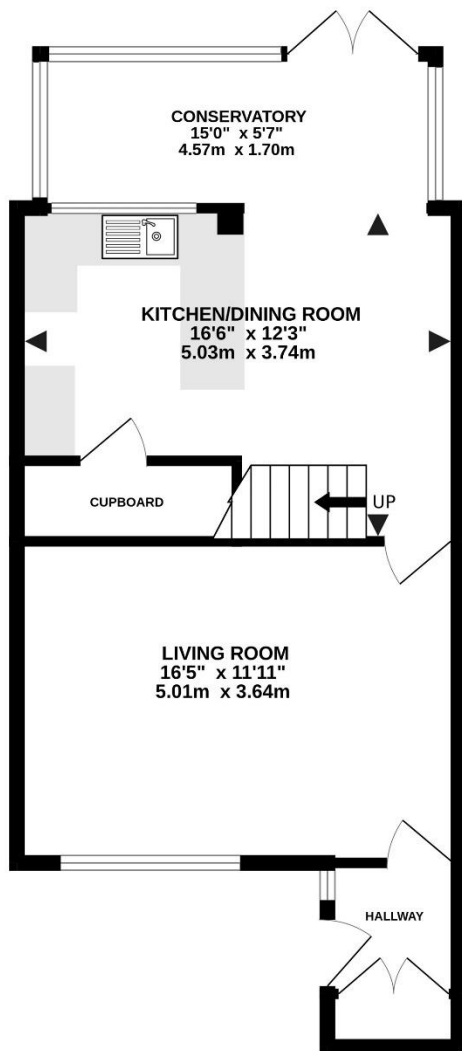
Upstairs, there are three light and airy bedrooms, two doubles and a single, the double and single are to the front aspect having fabulous far-reaching views over the Devon countryside. A family bathroom is modern with a durable vinyl tiled floor and stylish tiled walls, containing a bath with a shower and glass screen above, a hidden-cistern WC, a vanity unit with a basin and storage beneath for toiletries and a chrome heated towel rail. A hatch in the landing ceiling provides access to the loft space where there is plenty of insulation and additional storage space if required. There is also a condensing combo boiler in a cupboard on the landing that provides the central heating and hot water on demand.

Outside, the rear garden is a manageable size and fully enclosed making it safe for both children and pets. The garden is low maintenance being fully paved, making a nice outside space for a barbecue or sharing drinks with friends and family. A gate provides alternative access onto a path at the rear which leads to the single garage in a nearby block. Additional parking is available at the parking area at the front of the property on a first come, first served basis, however people tend to park in front of their own gardens.

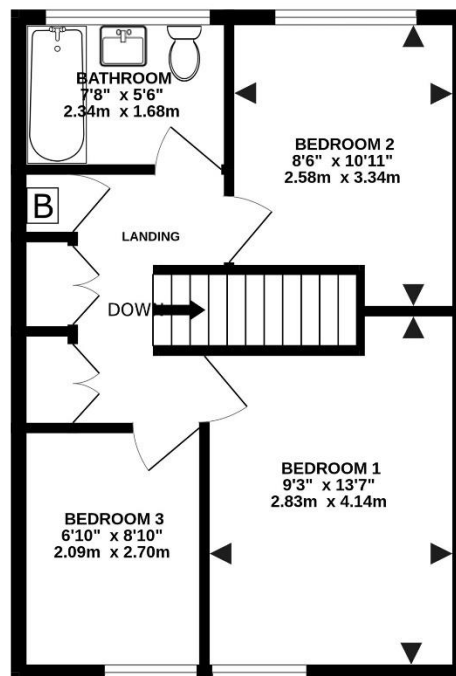


the layout...

GROUND FLOOR
529 sq.ft. (49.2 sq.m.) approx.



1ST FLOOR
409 sq.ft. (38.0 sq.m.) approx.



TOTAL FLOOR AREA : 938 sq.ft. (87.2 sq.m.) approx.

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the location...

Chudleigh Knighton is located just off the A38 Devon Expressway, linking the cities of Exeter and Plymouth. The village itself offers a primary school, village shop and a public house. Bovey Tracey and Chudleigh are only approximately 3 miles away with their larger range of shops, doctors surgeries, bank and recreational facilities. The M5 is approximately 9 miles away. For the weekends, a short drive will take you to Teignmouth and the coast, or to the many walks, tracks and outdoor adventure facilities of Haldon Forest and Dartmoor National Park.

Shopping

Late night pint of milk: Chudleigh 2 miles
Village centre: 100 yards
Village shop: 0.2 mile

Relaxing

Beach: Teignmouth 9 miles
Finlake leisure centre: 1.9 miles
Golf: Stover 2.5 miles

Travel

Bus stop: Homelea 0.1 mile
Train station: Newton Abbot 5.5 miles
Main travel link: A38 1.1 miles
Airport: Exeter 16 miles

Schools

Chudleigh Knighton Primary School: 0.3 mile
Teign School: 3.3 miles

Please check Google maps for exact distances and travel times.

Property postcode: **TQ13 0HP**

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