



A superb modern, mid-terraced property, with two double bedrooms, parking, and an enclosed rear garden, with a wonderful view towards Dartmoor, on a recent development in the popular moorland town of Bovey Tracey.

3 Heath Walk | Bovey Tracey | TQ13 9GD





PROPERTY TYPE

House



SIZE

678 sq ft



LOCATION

Town



AGE

New Build



BEDROOMS

2



RECEPTION ROOMS

1



BATHROOMS

1



WARMTH

Gas Central Heating



PARKING

Allocated Parking



OUTSIDE SPACE

Garden



EPC RATING

84 B



COUNCIL TAX BAND

B



in a nutshell...

- Fitted Kitchen
- Cloakroom
- Two Bedrooms
- Family Bathroom
- Double Glazing and Gas Central Heating
- Safe and Enclosed Rear Garden
- Gate to two Parking Spaces
- Ideal first Home or Investment



the details...

Inside, it is beautifully presented with light and neutral decor throughout, and it feels warm and inviting with gas central heating and double-glazing.

The accommodation briefly comprises an entrance hall with a meter cupboard, a convenient cloakroom containing a WC and basin, and a staircase rising to the first floor. The modern kitchen has worktops on two sides and a range of fitted units providing ample cupboard space, a fan-oven, ceramic hob, floor space for an upright fridge/freezer, and space with plumbing for a washing machine. The spacious L-shaped living/dining room, has an under-stairs cupboard and the room is filled with light from a window and patio doors to the rear garden.

Upstairs, there are two generously sized, light and airy double bedrooms, the front bedroom with an airing cupboard containing a condensing combi-boiler for the central heating and hot water, and benefits from a fabulous view to Dartmoor. Completing the accommodation is a modern bathroom containing a bath with a shower over, a hidden-cistern WC, a basin, and a heated towel rail.

Outside, beside the sheltered entrance is a handy storage shed, and at the rear the garden is beautifully landscaped and fully enclosed making it safe for children and pets. There is a paved patio, great for a barbecue or drinks with friends and family, an artificial lawn and beds of shrubs and ornamental trees, and a gate at the rear provides access to the parking area where there are two allocated spaces.

Tenure: Freehold

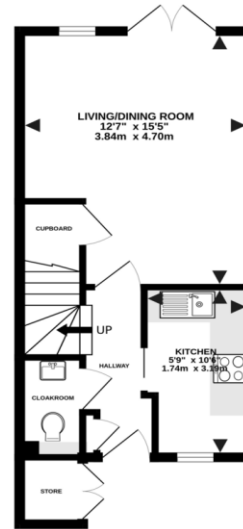
Council Tax Band - B

Services – Mains Drainage, Water, Gas, Electricity

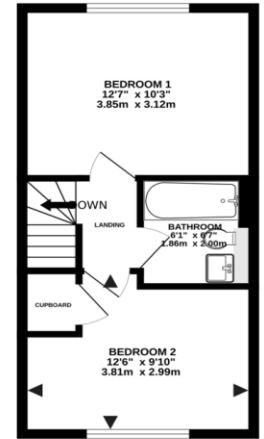
Broadband and Mobile Signal - Please visit

<https://checker.ofcom.gov.uk> for availability.

GROUND FLOOR
347 sq.ft. (32.2 sq.m.) approx.



1ST FLOOR
331 sq.ft. (30.7 sq.m.) approx.



TOTAL FLOOR AREA: 678 sq.ft. (63.0 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the description contained herein, measurements of floors, windows, ceilings and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as a guide only. The services, systems and appliances shown have not been tested and no guarantee as to their operation or efficiency can be given.



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. 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.

Shopping

Late night pint of milk: Tesco Express 1 mile

Town centre: Bovey Tracey 1 mile

Newton Abbot: 6.3 miles

Exeter: 14.2 miles

Relaxing

Beach: Teignmouth 10 miles

Haytor Rocks: 5 miles

Bovey Tracey Golf Centre: 1.8 miles/Stover Golf Club: 3.1 miles

Travel

Bus stop: Bradley Road 0.4 mile

Playpark: 0.1 mile

Train station: Newton Abbot 6.4 miles

Main travel link: A38 Drumbridges 2.2 miles

Airport: Exeter 17.7 miles

Schools

Bovey Tracey Primary School: 1.1 miles

South Dartmoor College 8.2 miles – School bus

Stover School: 3.9 miles

Please check Google maps for exact distances and travel times.

Property postcode: TQ13 9GD

how to get there...

From the Complete Office in Bovey Tracey turn into Le Molay Littry Way and proceed on this road, taking the ninth turning on the left into Centenary Way. Keep on this road bearing round to the right and then into Mountford Drive and Heath Walk can be found immediately on the right.

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

Tel 01626 832 300
Email bovey@completeproperty.co.uk
Web completeproperty.co.uk



Our note. For clarification we have prepared these sales particulars as a general guide and have not carried out a detailed survey nor tested the services, appliances or fittings. Room sizes should not be relied upon for carpets or furnishings. If there are any important matters which are likely to affect your decision to buy, please contact us before viewing this property. These particulars, whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in the employment of Complete Property Services has the authority to make or give any representation or warranty in respect of the property.

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Complete
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