

5 Rowantree Road, NEWTON ABBOT - TQ12 4LL
£550,000 Freehold


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 1 Bank Street
Newton Abbot TQ12 2JL



Introducing this well presented four-bedroom detached house nestled in a sought-after location. Situated on a generous plot, this remarkable property offers an abundance of space and an array of desirable features, making it a perfect family home.

As you enter, you are greeted by an inviting hallway that sets the tone for the rest of the property. The ground floor features a cosy lounge with curved bay windows, a separate dining room that could potentially be used as a fourth bedroom and a well-appointed kitchen. This family home provides ample space for both relaxation and the everyday family lifestyle. The kitchen seamlessly connects to a useful utility room, ensuring practicality and convenience. The kitchen has a range of wall and base units as well as an integrated oven, gas hob with extractor fan above and spaces for a dishwasher and fridge. From the kitchen/utility room there is a downstairs shower room along with access into spacious reception room. Perfect for a fifth bedroom, games room or a second lounge if required. This room also has its own entrance, which would make it a perfect annexe!

One of the standout features of this property is the bright and airy conservatory, perfectly positioned to allow an abundance of natural light to flood the space. This tranquil sanctuary serves as a versatile room, lending itself to a variety of uses, be it a home office, a playroom, or a relaxation spot.

Ascend the staircase to the first floor, and you will find three generously sized bedrooms, each exuding a sense of tranquillity and comprising of ample storage space. The bathroom comprises a bath, vanity hand basin and shower cubicle. Next to the bathroom, is a separate w.c.

Beyond the interior lies the captivating outside space of this truly extraordinary home. The large garden is a haven of privacy, surrounded by a majestic screen of trees and enclosed with well-maintained hedges and mature shrubs. The extensive wrap-around garden offers an enchanting retreat, providing a perfect blend of serenity and majesty. Ideal to entertain friends and family on the spacious patio, or simply basking in the evening sun with a chilled glass of wine. At the rear of the garage, this stunning property also has its own access into the woods, making it ideal for walking enthusiasts and dog owners.

The double garage and off-road parking ensure practicality and convenience for homeowners. This exquisite property seamlessly blends elegant living spaces with a captivating outdoor oasis, making it the perfect sanctuary for those seeking the good life living.

Measurements

Living Room - 15'9 × 11'4 (4.80m x 3.50m)

Kitchen - 11'4 × 10'8 (3.50m x 3.30m)

Dining Room - 12'2 × 11'10 (3.70m x 3.60m)

Reception Room/Bedroom - 15'3 × 14'3 (4.70m x 4.40m)

Conservatory - 14'5 × 7'3 (4.40m x 2.20m)

Bedroom - 13'5 × 10'4 (4.10m x 3.20m)

Bedroom - 13'1 × 9'10 (4m x 3m)

Bedroom - 10'8 × 8'0 (3.30m x 2.50m)

Double Garage - 18'4 × 16'11 (5.60m x 5.20m)



Important Information

Broadband Speed Ultrafast

1000Mbps (According to OFCOM)

EPC Rating D

Teignbridge Council Tax Band

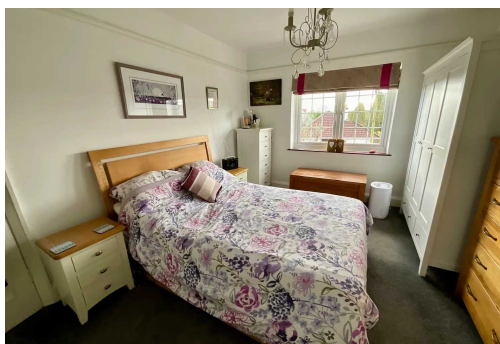
E (£2852 per year)

Mains Gas, Mains

Water/Drainage and Mains

Electric Supplied

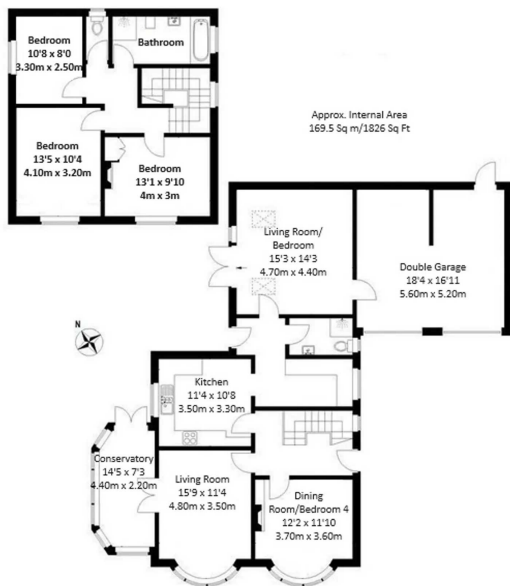
The property is freehold



Well-presented 4-bed detached house in sought-after location. Generous plot, abundance of space & desirable features. Kitchen, utility room, lounge, dining room/4th bedroom, conservatory. Double garage, off-road parking. Tranquil garden oasis.

Council Tax band: E

Tenure: Freehold



This floorplan is for illustration purposes only. Measurements of any rooms, windows, doors or any other feature, are approximate and no responsibility will be taken for any error.

- Detached House
- Four Bedrooms
- Lounge
- Dining Room
- Kitchen
- Utility Room
- Conservatory
- Double Garage With Off Road Parking
- Wrap Around Garden with Patio
- Countryside Views



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		78
(55-68)	D	62	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92+)	A		
(81-91)	B		
(69-80)	C		76
(55-68)	D	59	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England, Scotland & Wales		EU Directive 2002/91/EC	