



24 Devon Heath, Chudleigh Knighton - TQ13 0HA

Guide Price £230,000 Freehold

This well-proportioned three-bedroom home offers excellent potential and would benefit from some TLC, making it an ideal opportunity for buyers looking to modernise and add value. Available Chain Free


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 50 Fore Street
Bovey Tracey TQ13 9AE

USEFUL INFORMATION:

Tenure: Freehold

Council Tax Band: C (£2207.03p.a

2025/26)

Local Authority: Teignbridge District Council

Services: Mains water, drainage, electricity and gas

EPC Rating: D

ROOM MEASUREMENTS:

Lounge: 21'2" x 13'9" (6.46m x 4.20m)

Dining Area: 10'1" x 8'1" (3.08m x 2.46m)

Kitchen: 15'0" x 10'7" (4.56m x 3.22m)

Shower Room: 6'8" x 6'0" (2.04m x 1.84m)

Bedroom: 14'0" x 9'4" (4.26m x 2.84m)

Bedroom: 14'0" x 11'11" (4.26m x 3.62m)

Bedroom: 9'1" x 7'3" (2.76m x 2.22m)

Garage: 22'11" x 8'7" (6.98m x 2.62m)

AGENTS INSIGHT:

"This home offers fantastic space both inside and out, making it ideal for families or buyers seeking a property with potential. With a generous garden, garage and well-proportioned rooms, it's a great opportunity to personalise and add value."

**STEP OUTSIDE:**

To the front, the garden is mainly laid to lawn with established shrubs and is also enclosed by fencing. A pedestrian gate and double gates lead to a driveway providing off-road parking for one vehicle. The property further benefits from a single garage with an up-and-over door. To the rear of the property, a door from the dining area opens out to a generously sized garden. Steps lead down to a large patio area, creating an ideal space for outdoor dining and entertaining. The garden currently includes a substantial greenhouse, perfect for keen gardeners. A pedestrian door to the left provides direct access into the garage. The remainder of the rear garden is laid to lawn and is fully enclosed by fencing and mature shrubs, offering a good degree of privacy. A small pond positioned within the garden adds a charming feature and enhances the outdoor space. Overall, the rear garden is an excellent size for the property and offers great potential.

**LOCATION:**

This end of terrace house is located in the heart of the village. Chudleigh Knighton is situated a short distance from the A38 Devon Expressway which links Exeter to the North and Plymouth to the South. The village has the benefit of a primary school, a pub called the Claycutters Arms, hairdressers and Village Hall. A further range of shopping and leisure facilities are available in the nearby towns of Chudleigh, Bovey Tracey and Newton Abbot. Chudleigh Knighton is a popular destination for outdoor enthusiasts, with plenty of walking and cycling routes in the surrounding countryside. The nearby Dartmoor National Park offers a wealth of outdoor activities, including hiking, rock climbing, and horse riding.

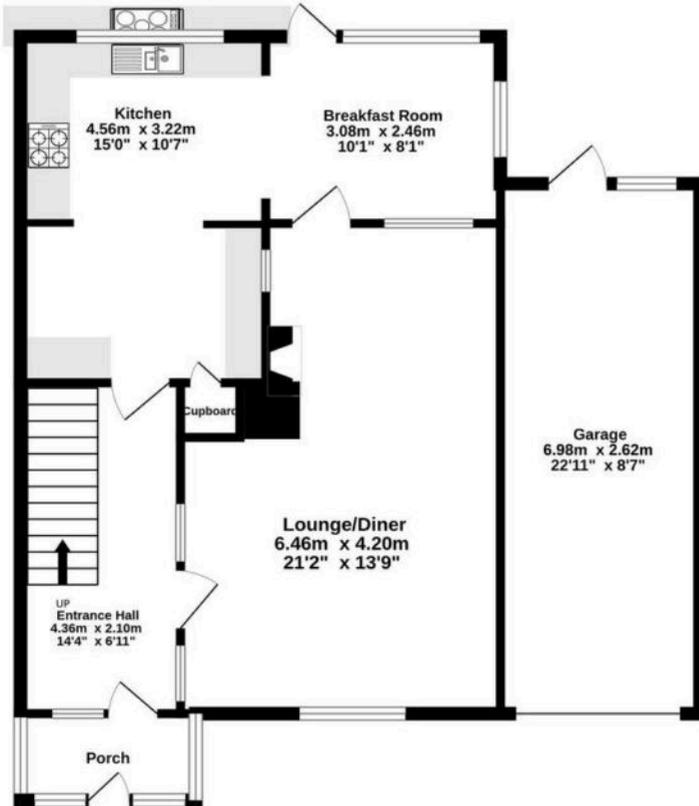


STEP INSIDE:

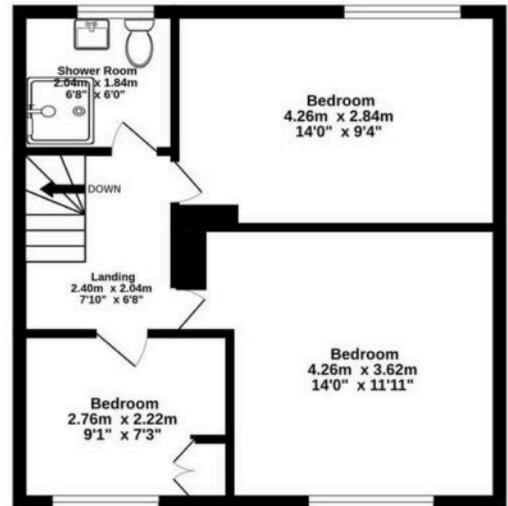
Upon entering the property through the front door, you are welcomed into a porch, ideal for storing coats and shoes. A further door opens into the main hallway, which provides access to the downstairs living accommodation and the staircase leading to the first floor. The hallway also benefits from a useful under-stairs storage cupboard. To the right, a door opens into a spacious L-shaped lounge, offering an excellent living area with ample room for a variety of furniture arrangements. A window overlooks the front of the property, allowing plenty of natural light, while an electric fireplace with a stone surround creates a pleasant focal point. A convenient hatch connects through to the kitchen. From the lounge, a door leads into the dining area, which can comfortably accommodate a family-sized dining table and it enjoys views over the rear garden along with a patio door to the garden. The dining area also houses the combi boiler, neatly concealed within a tall cupboard. The dining area flows through into the kitchen, which offers generous worktop space and room for a fridge, freezer, washing machine, tumble dryer, and a freestanding oven with hob and extractor fan. There is also space for a small breakfast table, making it a practical and sociable area. An additional cupboard provides useful storage for cleaning appliances, and a further door gives access back into the hallway. Upstairs, the first-floor landing leads to all bedrooms and the shower room. The shower room is positioned to the left and is fitted with a shower cubicle, wash basin, and WC. Bedroom two is a well-proportioned double bedroom overlooking the rear garden and benefits from built-in shelving across the back wall. The main bedroom is another generous double, positioned at the front of the property. Bedroom three, currently used as a home office, is a good-sized single bedroom featuring a front-facing window and built-in cupboards along one wall. Overall, the property offers generous living space both inside and out and presents an excellent opportunity for a buyer looking to add their own style and undertake some general TLC.



Ground Floor
76.1 sq.m. (819 sq.ft.) approx.



1st Floor
40.2 sq.m. (433 sq.ft.) approx.



TOTAL FLOOR AREA : 116.3 sq.m. (1252 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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