



Detached dormer bungalow in a popular Bovey Tracey location, offering flexible accommodation with a sitting room featuring a wood burner, dining room with patio doors, fitted kitchen and utility, ground floor bedroom and bathroom. Two first-floor double bedrooms and shower room. Front garden, driveway, detached garage and enclosed rear garden with patio and lawn.

4 Fairfield Close | Bovey Tracey | TQ13 9BH





PROPERTY TYPE

Detached Bungalow



SIZE

1,131 sq ft



LOCATION

Bovey Tracey



AGE

1960s



BEDROOMS

3



RECEPTION ROOMS

2



BATHROOMS

2



WARMTH

Gas Central Heating



PARKING

Garage, Off Road Parking



OUTSIDE SPACE

Garden



EPC RATING

66 D



COUNCIL TAX BAND

D



in a nutshell...

- Detached dormer bungalow
- Level walk to town
- Private road setting
- Three double bedrooms
- Kitchen with utility
- Sitting room
- Dining room
- En-suite
- Driveway and garage
- Bovey Tracey





the details...

A welcoming entrance hall sets the tone, with attractive wooden flooring and a staircase rising to the first floor. The sitting room is a particularly inviting space, centred around a characterful wood-burning stove with a timber mantel, creating a cosy focal point. A large window allows natural light to pour in, enhancing the warm, homely feel. The separate dining room enjoys a lovely outlook over the rear garden, with glazed doors opening directly onto the patio, perfect for indoor-outdoor living during the warmer months. The kitchen is well appointed with a range of fitted units, ample worktop space and room for informal dining. A door leads through to the useful utility room, providing additional storage, space for appliances and access to the outside. Also on the ground floor is a double bedroom, offering excellent versatility as a principal bedroom, guest room or additional reception room if required. The family bathroom is fitted with a white suite including a bath with shower over, pedestal wash basin and WC, complemented by tiled walls and a frosted window for natural light and privacy.

Upstairs, the first floor provides a surprisingly spacious and private retreat, thoughtfully arranged to make the most of the dormer design. Bedroom one is an impressive double room, generous in both floor area and head height, with a wide window drawing in plenty of natural light and offering elevated rooftop and Moorland views. Bedroom two is another well-proportioned double, enjoying a pleasant outlook and a cosy feel enhanced by the sloping ceilings. It is perfectly suited as a guest bedroom, teenager's room or hobby space. Serving the second bedroom is a modern shower room, fitted with a glazed shower enclosure, wash basin with storage beneath and WC, finished with clean, neutral tiling for a bright and low-maintenance space.

To the front, a lawned garden provides a pleasant green outlook from the principal rooms. A low boundary wall defines the plot. Mature shrubs and established planting soften the edges of the garden, while gravelled sections and planted pots add character and interest. A driveway to the side of the property provides off-road parking and leads to the detached garage. A side gate gives convenient access through to the rear garden.

The rear garden is a particularly attractive feature of the home, fully enclosed and of a good size, providing a safe and private environment for children or pets. A paved patio area sits directly behind the property, perfectly positioned for outdoor dining and entertaining, with space for garden furniture and pots. Beyond this, a generous lawn is bordered by mature shrubs, small trees and established planting, creating a colourful and varied backdrop through the seasons. There is ample room for keen gardeners to further enhance the space, while the layout also allows for relaxation and family enjoyment. The garden feels private and sheltered, with fencing and mature greenery providing screening from neighbouring properties.



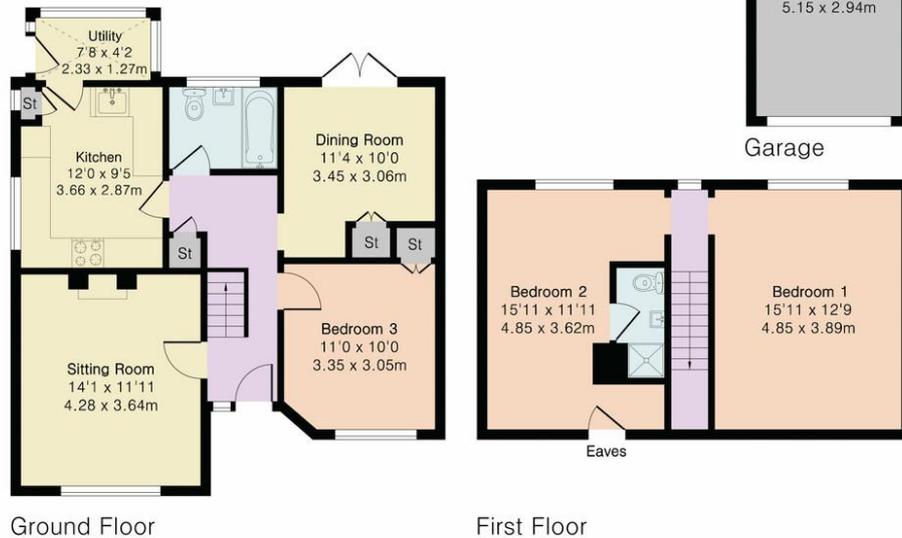
the floorplan...

Approximate Gross Internal Area 1131 sq ft - 105 sq m (Excluding Garage)

Ground Floor Area 693 sq ft – 64 sq m

First Floor Area 438 sq ft – 41 sq m

Garage Area 163 sq ft – 15 sq m



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

complete.

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the location...

Bovey Tracey benefits from a wide range of local amenities including health centre, dentist, veterinary clinics, primary school, library, shops, churches, restaurants and public houses. It also boasts a golf course, cricket field, swimming pool, tennis club, bowls green & two football pitches. For those requiring more adventurous recreational pursuits the open spaces of Dartmoor are nearby and the South Hams coast is a 40 minute drive. 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: Co-op 0.3 mile

Town centre: Bovey Tracey 0.4 mile

Newton Abbot: 6 miles

Supermarket: Lidl 0.4 mile

Exeter: 16.3 miles

Relaxing

Beach: Teignmouth 11 miles

Park & swimming pool: 0.3 mile

Tennis courts, dog walk, cycle route: 0.3 mile

Stover Golf Club: 2.8 miles

Haytor, Dartmoor: 3.9 miles

Travel

Bus Stop: Station Road

Train station: Newton Abbot 6.2 miles

Main travel link: A38 2.6 miles

Airport: Exeter 19.9 miles

Schools

Bovey Tracey Primary School: 0.4 mile

South Dartmoor Community College: 7.9 miles (school bus)

Please check Google maps for exact distances and travel times.

Property postcode: **TQ13 9BH**

how to get there...

From the Complete office in Bovey Tracey, head down Station Road and take the left turn opposite the Dolphin Hotel onto Newton Road. Then take the second right onto Avenue Road. Follow the road to the T-junction at the end and turn right onto Fairfield Close. The property can be found on the left hand side.





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

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