



A unique four bedroom, mid terraced cottage located in Highweek with spacious accommodation, a courtyard garden and a balcony with wonderful views.

11 Highweek Village | Newton Abbot | TQ12 1QB

complete.

thoroughly good property agents



PROPERTY TYPE

Mid terraced house



SIZE

2,143 sq ft



LOCATION

Village



AGE

Victorian (1837 - 1901)



BEDROOMS

4



RECEPTION ROOMS

2



BATHROOMS

2



WARMTH

Gas central heating



PARKING

On road parking



OUTSIDE SPACE

Balcony and courtyard garden



EPC RATING

62 (D)



COUNCIL TAX BAND

C



in a nutshell...

- Charm and character with stone walls and exposed beams
- Spacious living room
- Bespoke kitchen and utility area
- Accommodation over three floors
- Loft room/bedroom (subject to building regulations)
- Low maintenance garden
- Superb village setting
- Balcony
- Countryside views





the details...

A fabulous and deceptively spacious mid-terraced character cottage with four bedrooms, a loft room/bedroom subject to building regulations, a balcony and a courtyard garden, with views over the popular market town of Newton Abbot and surrounding countryside. Conveniently located in Highweek, it is only a short walk to the local schools and the town centre with its shops and amenities.

Arranged over three floors this unique property provides spacious and versatile accommodation for a family, and it oozes period charm and character with many wonderful features including thick stone walls, fireplaces, exposed timbers and an original cast-iron range. It is beautifully presented with stylish decor throughout and feels warm and welcoming with gas central heating and double glazing and has recently had a new boiler and electrical rewire. A viewing is essential in order to fully appreciate all that this superb property has to offer.

A gate leads into the front garden with gravel and a wall-edged bed of flowers and shrubs. The front door leads into an entrance hallway which is carpeted, with a staircase rising to the first floor and a couple of steps down into a fabulous family bathroom. The bathroom has an age-worn flagstone paved floor, an original cast-iron range from days gone by, and a modern suite comprising an elegant rolltop bath with a shower attachment, a pedestal basin and, around a corner, a WC.

A spacious living room has plush carpet underfoot and French doors leading to the front garden and a second set into a separate dining room extension, which is carpeted and filled with light from triple-aspect windows, perfect for a dinner party or a family celebration. A door leads into a rear hallway where there is a large walk-in wardrobe providing an abundance of clothes storage, and stairs lead down into a wonderful kitchen/utility which has plenty of light from a glazed door to the porch and a window with seat beneath. A range cooker provides the excellent cooking facilities with an extractor hood above, there are bespoke kitchen cupboards providing storage for pots, pans and groceries, and floor space for an upright fridge/freezer, and the utility area has thick pine work tops, more bespoke fitted cupboards, a Belfast sink that has a mixer tap with a flexible rinse nozzle, and space with plumbing beneath the worktop for a washing machine.

A door from the kitchen leads into a porch which has a durable vinyl floor and a door to the garden where outside there is a small patio with decorative screens, making a nice south-facing space for sharing a bottle of wine with loved ones. There is right of way access through the garden and a gate leads through railings into a handy storage area where there is a shed on the end of a neighbouring property, providing useful storage.

A staircase from the inner hallway leads up to the first floor where there is the master bedroom, a fabulous double with a high vaulted ceiling, exposed beams, an exposed stone feature wall, plush carpet underfoot and windows and a glazed door on to a balcony, from where there are fabulous views over rooftops to the rolling Devon countryside beyond. There are three further light and airy bedrooms on this floor, two doubles, and a single which is currently used as a study, ideal for those working from home. The landing has painted exposed woodwork and leads to a dressing room and into a shower room which contains a modern rain shower with an auxiliary showerhead, a WC, and a pedestal basin, and a built-in cupboard containing the recent condensing combi-boiler which provides the central heating and hot water on demand.

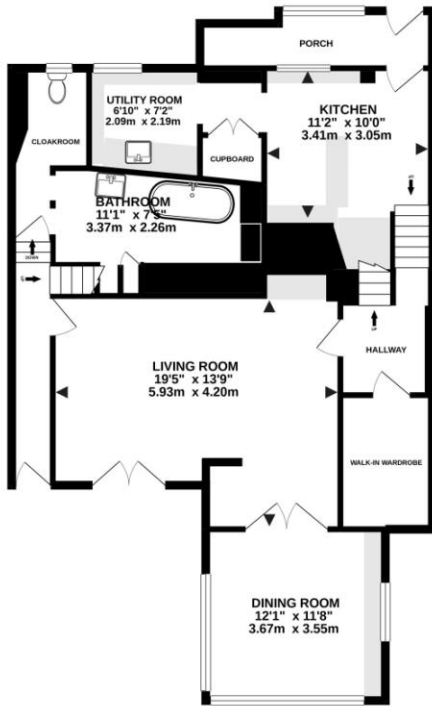
A narrow and steep turning staircase rises up to the top floor where there is a loft room/double bedroom (subject to building regulations) with a vaulted ceiling, plush carpet, exposed timbers and a dormer window offering plenty of natural light and fabulous views over the town and countryside beyond.

Parking is available on-road at the front of the property or nearby.

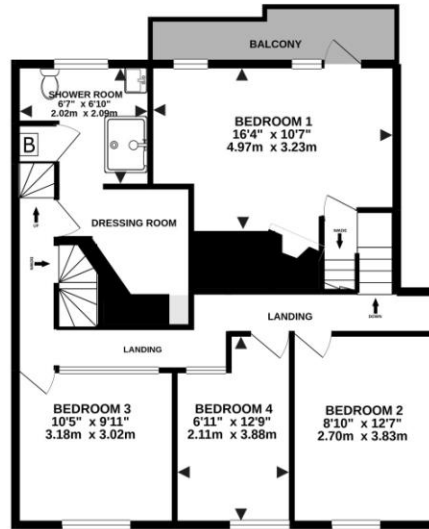


the floorplan...

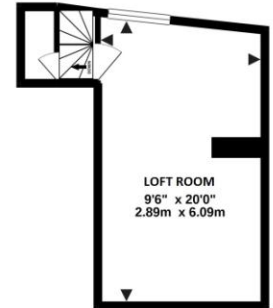
GROUND FLOOR
1049 sq.ft. (97.5 sq.m.) approx.



1ST FLOOR
849 sq.ft. (78.9 sq.m.) approx.



2ND FLOOR
244 sq.ft. (22.7 sq.m.) approx.



TOTAL FLOOR AREA : 2143 sq.ft. (199.1 sq.m.) 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.

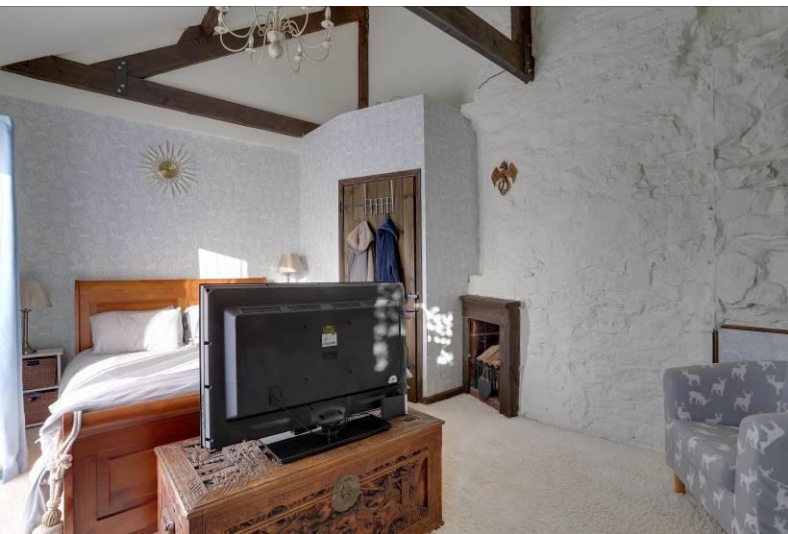
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bear in mind...

This property offers accommodation arrange over three floors, providing spacious and versatile living.



the location...

The property is located in the popular village of Highweek close to the town centre of Newton Abbot which offers a host of facilities including primary and secondary schools, an array of shops and supermarkets and a host of other facilities that you would expect to find in a town of this size. Newton Abbot has a main line Railway Station to London Paddington and offers easy access to the Devon Expressway and the M5.

Shopping

Late night pint of milk: One Stop community store: 0.4 mile

Town centre: Newton Abbot 1 mile

Supermarket: Asda 1.2 miles

Relaxing

Beach: Teignmouth 7.3 miles

Park: On Ashburton Road 0.7 mile

Travel

Bus stop: Highweek Village 0.2 mile

Train station: Newton Abbot 1.8 miles

Main travel link: A380 2.1 miles

Airport: Exeter 20.7 miles

Schools

St. Joseph's Primary School: 0.3 mile

Highweek Primary School: 0.8 mile

Coombeshead Academy: 0.3 mile

Newton Abbot College: 0.7 mile

Please check Google maps for exact distances and travel times.

Property postcode: TQ12 1QB

how to get there...

From our Newton Abbot office proceed along Queen Street. Turn right onto Albany Street. Continue to the traffic lights and turn left onto Kingsteignton Road continue along this road and at the traffic lights turn right at Highweek Street, at the roundabout take the first exit onto Ashburton Road and turn right at Coombeshead Road. Continue onto Pitt Hill Road and at the top of Pitt Hill Road turn right and you will find the property.





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

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