



An individually designed detached bungalow just five years old. Built by a master craftsman using quality materials and fittings, set in a beautiful, easily maintained garden with summer house from which to enjoy the tranquil surroundings. READY FOR IMMEDIATE OCCUPTION WITH NO ONWARD CHAIN

Chapple Road | Bovey Tracey | TQ13 9JX



thoroughly good property agents



PROPERTY TYPE

Detached bungalow



SIZE

1,120 sq. ft



LOCATION

Edge of town



AGE

5 years old



BEDROOMS

2



RECEPTION ROOMS

1



BATHROOMS

2



WARMTH

Mains gas multi zoned
under floor heating



PARKING

Driveway parking



OUTSIDE SPACE

Garden



EPC RATING

80 C



COUNCIL TAX BAND

D



in a nutshell...

- Beautifully fitted kitchen
- Open plan living space
- Utility room
- Principal bedroom with ensuite
- Second double bedroom
- Newly refurbished wet room
- Mezzanine level
- Delightful, enclosed garden to rear
- Summerhouse with power and heating





the details...

This individual home with larch cladding and a zinc roof is beautifully designed to provide light and airy accommodation with mains gas multi-zone under-floor heating, engineered oak flooring and oak interior doors.

Internally, light floods into the main living area with beautiful engineered oak flooring and high vaulted ceiling with exposed A-frames and sliding patio doors with full height windows above, leading out onto the rear terrace. The area is spacious with plenty of room for seating and dining, a lovely space to wind down after a busy day, or entertain family and friends. A free standing wall separates the living area from the kitchen which is comprehensively fitted with an extensive range of units with granite worktop, incorporating a one and half bowl sink and fitted appliances including hob with extractor hood, oven, combination microwave and warming draw, dishwasher and fridge/freezer. The utility room houses the gas fired boiler and spaces for a washing machine and dryer. From the hallway stairs lead up to the mezzanine level, with two windows at the far end.

The principal bedroom is light and airy with a window to the front and fitted wardrobes. The ensuite shower room has a large shower fitted with a rain head and auxiliary wand, a w.c, pedestal hand basin and heated towel rail. The second double bedroom, again has a window to the front and a fitted wardrobe. Completing the accommodation is the newly refurbished wet room, fitted with a shower, pedestal hand basin, a wash and dry w.c. and heated towel rail.

Outside to the front of the property is a paved parking area for several cars, where the new owner could build a garage. Paths lead either side of the bungalow giving access to the property and also to the rear garden. To the rear, is a paved terrace ideal for entertaining with steps down to the lawn with a further small paved patio in front of the summerhouse/garden office which is fitted with power, light and heating. This really is a lovely place from which to enjoy the tranquil setting in any weather. A lawn is bordered by beds of mature shrubs and plants giving an array of colour throughout the year.



what the owner loved most...

Mum loved to sit and paint in the summerhouse and mum and dad both enjoyed sitting on the terrace taking in the tranquil view of the garden.



Chapple Road, Bovey Tracey, Newton Abbot, TQ13



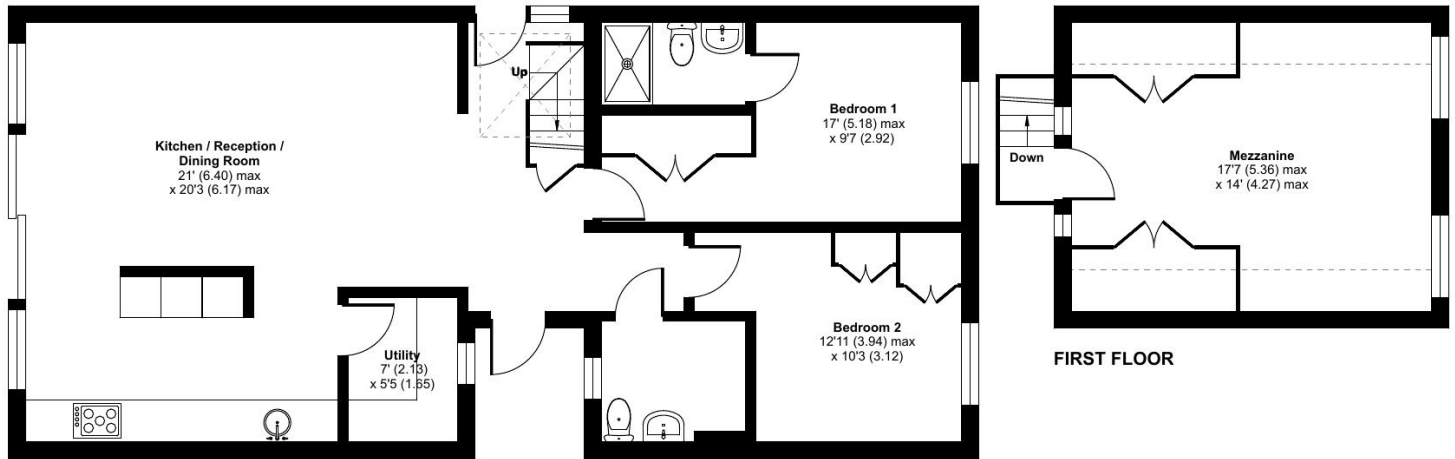
Denotes restricted
head height

Approximate Area = 1077 sq ft / 100 sq m

Limited Use Area(s) = 70 sq ft / 6.5 sq m

Total = 1147 sq ft / 106.5 sq m

For identification only - Not to scale



GROUND FLOOR

FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2024. Produced for Ashtons Complete (Complete Property). REF: 1190896



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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, banks, 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. There is a main line railway station at nearby Newton Abbot (approximately 5 miles) and in Exeter (approximately 11 miles), which is also the location of the nearest Airport.

Shopping

Late night pint of milk: Co-op 0.8 mile

Town centre: 1.2 miles

Supermarket: Co-op/Tesco Express 1 mile

Exeter: 13.3 miles

Relaxing

Beach: Teignmouth 10.3 miles

Park, tennis courts, swimming pool: 0.8 mile

Haytor, Dartmoor: 3.6 miles

Stover Golf Club: 2.7 miles

Travel

Bus stop: 0.3 mile

Train station: Newton Abbot 6 miles

Main travel link: A38 2 miles

Airport: Exeter 19.2 miles

Schools

Bovey Tracey Primary School: 1.2 miles

South Dartmoor Community College: 6 miles (school bus)

Stover School: 3.1 miles

Please check Google maps for exact distances and travel times.

Property postcode: TQ13 9JX

How to get there...

From the office in Bovey Tracey turn left into Station Road and opposite the Dolphin Hotel turn left into Newton Road. Just before the church, turn right onto Ashburton Road and continue for a short distance, turn right onto Brimley Road and proceed for approximately 0.4 miles. Turn right onto Chapple Road where the property can be found on the right.





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

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