



A spacious, detached, three-bedroom family home on a large corner plot with a garage and enclosed garden in the village of Chudleigh Knighton.

2 Harveys Close | Chudleigh Knighton | TQ13 0PE





PROPERTY TYPE

Detached property



SIZE

1,093 sq ft



LOCATION

Village



AGE

1980s to 1990s



BEDROOMS

3



RECEPTION ROOMS

2



BATHROOMS

1



WARMTH

Gas central heating



PARKING

Garage & off road parking



OUTSIDE SPACE

Enclosed garden



EPC RATING

59



COUNCIL TAX BAND

C



in a nutshell...

- Garage
- Parking
- Enclosed rear garden
- Neutral décor throughout
- Ground floor cloakroom with WC
- Galley-style kitchen
- Separate dining room
- Living flame gas fire
- Spacious bedrooms



the details...

A detached family home with three double-bedrooms, a garage, ample parking and an enclosed rear garden in a cul-de-sac location, in the popular village of Chudleigh Knighton, with easy access to the A38 to Plymouth, Exeter and the M5.

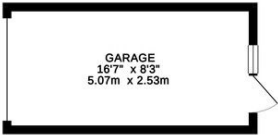
A path leads to the entrance sheltered beneath a storm porch beside the front garden with areas of lawn, beds of shrubs and plants, a silver birch and other small trees. Inside, it has light and neutral decor throughout, feeling warm and welcoming with gas central heating and double-glazing.

The entrance hallway has a light wood-effect laminate floor, a carpeted staircase to the first floor with a cupboard beneath and a ground floor cloakroom containing a WC and corner basin. There is a built-in cupboard providing more storage and a glazed door leads into the kitchen which has a durable tile-effect vinyl floor and plenty of light from a window to the side and a half-glazed door to the garden. It has a fitted kitchen in a galley-style with granite-effect worktops and a range of light wood-effect base and drawer units with matching wall-cabinets, providing ample cupboard space. There is a gap for a cooker with a stainless-steel splashback and extractor hood above, a stainless-steel one and a half-bowl sink and mixer tap beneath the window, space with plumbing beneath the worktop for a dishwasher and washing machine and an alcove for an upright fridge/freezer. A wall-mounted gas conventional boiler provides the heating and hot water. A separate dining room has a light wood-effect laminate floor, a wide window to the rear with views over the garden and plenty of space for a dining table and seating for eight or more places, ideal for a dinner party or a family celebration. The living room has more of the wood-effect laminate flooring and is filled with light from two windows to the front. There is a living-flame gas fire which makes a nice feature and focal point for the room.

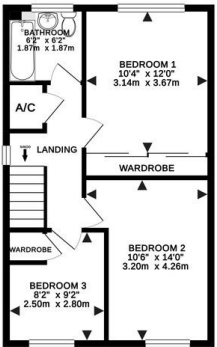
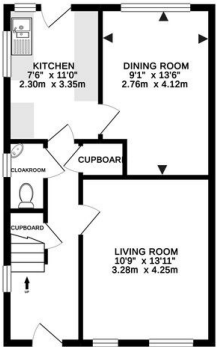
Upstairs, the master bedroom is a spacious double with a wide window to the rear and a large fitted wardrobe with sliding mirror doors. There are two further light and airy bedrooms, both double-sized, the smaller one with a built-in wardrobe above the stairs. The bathroom has vinyl floor and fully tiled walls, containing a bath with a shower and glass screen above, a pedestal basin, a WC and the landing has an airing cupboard with an insulated hot water cylinder and slatted shelving for linen. A hatch in the landing ceiling has a drop-down ladder for ease of access into the loft space which has plenty of insulation and partial boarding providing additional storage.

Outside, the rear garden is deceptively spacious and private and is fully enclosed. At the side is an extensive terrace of paving bordered by a pebble-dashed wall and a bay tree, making a great venue for alfresco dining or a family barbecue. There is an outside tap for watering, a gate to the front garden and another to the driveway at the side of the garage where there is parking for three cars. A wrought-iron gate leads into the garden at the back of the house where there is a gently sloping lawn bordered by a wood-chipped bed and at the end there is a pond and a paved patio beneath a Torbay palm, making a great space for sharing a bottle of wine with loved ones. There is a timber shed providing storage for a lawnmower and gardening furniture, another gate to the front providing alternative access and a door leads into the rear of the single garage which has lights and power and an up and over door.

GROUND FLOOR 615 sq. ft.
(57.2 sq. m.)



1ST FLOOR 478 sq. ft.
(44.4 sq. m.)



TOTAL FLOOR AREA: 1093 sq. ft. (101.5 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 guidance purposes only and should be used as such for 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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the location...

Chudleigh Knighton is located just off the A38 Devon Expressway, linking the cities of Exeter and Plymouth. The village itself offers a primary school, village shop and public houses. Bovey Tracey and Chudleigh are only approximately 3 miles away with their larger range of shops, doctors surgeries, bank and recreational facilities. The M5 is approximately 9 miles away. For the weekends, a short drive will take you to Teignmouth and the coast, or to the many walks, tracks and outdoor adventure facilities of Haldon Forest and Dartmoor National Park.

Shopping

Town centre: Chudleigh 2.2 miles/Bovey Tracey 2.3 miles

Supermarket: Co-op 3.3 miles

City: Exeter 12.9 miles

Relaxing

Beach: Teignmouth 8.8 miles

Finlake spa, horse riding & gym: 1.9 miles

Golf: Stover 2.6 miles

Haytor, Dartmoor: 6.5 miles

Travel

Bus stop: 0.2 mile

Train station: Newton Abbot 6.6 miles

Main travel link: A38 1.5 miles

Airport: Exeter 16 miles

Schools

Chudleigh Knighton C of E Primary School: 0.3 mile

Teign School: 3.5 miles

South Dartmoor Community College: 7.1 miles

Please check Google maps for exact distances and travel times.

Property postcode: TQ13 OPE

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how to get there...

From the office in Bovey Tracey turn into Le Molay-Littry Way and proceed on the road into the village of Chudleigh Knighton. Continue past the village inn and school and at the T junction turn left. Take the second right into River Valley Road, at the bottom of the hill turn right into Harveys Close there the property can be found on the right.

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