



Dating back to the 1800s and thoughtfully extended in more recent years, this characterful home is set on the edge of a peaceful rural village. It offers spacious and adaptable accommodation—perfect for families seeking a tranquil lifestyle.

Hennock | Bovey Tracey | TQ13 9QG

complete.

thoroughly good property agents



PROPERTY TYPE

House



SIZE

1,725 sq ft



LOCATION

Rural Village



AGE

Victorian (1837 - 1901)



BEDROOMS

4



RECEPTION ROOMS

2/3



BATHROOMS

3/4



WARMTH

Oil Fired Central Heating



PARKING

On Road Parking



OUTSIDE SPACE

Garden, Patio



EPC RATING

44E



COUNCIL TAX BAND

D



in a nutshell...

- Spacious Farmhouse Kitchen
- Superb Reception Room
- Utility Room
- Snug
- Ground Floor Bedroom4/ Reception Room 2
- Shower Room
- Master Bedroom Ensuite
- 2 Further Bedrooms
- Family Bathroom
- Pretty Enclosed Gardens and Lovely Views





the details...

Upon entering, this home's charm is immediately evident. The farmhouse-style kitchen is both practical and inviting, featuring a range of wall and base units with worktops, a Belfast sink, and integrated appliances including a dishwasher and fridge. There's ample space for a range-style cooker with an extractor above. Sunlight pours in through two sets of French doors, enhancing the warm atmosphere and providing easy access to the garden-ideal for family meals or entertaining guests. A cosy snug offers a perfect retreat or a quiet space to work from home. The utility room is fitted with a sink and worktops, with space for a washing machine, tumble dryer, and fridge/freezer, and also houses the central heating boiler. A second reception room, currently used as a double bedroom on this lower floor, is conveniently located next to a modern bathroom room with a bath and shower cubicle, hand basin and w.c.

On the top floor the landing offers ample storage shelving and cupboards. The main sitting room is a standout feature, boasting a vaulted ceiling with exposed beams and a stunning stone fireplace with a wood-burning stove. Light fills the room through three deep-silled windows and a skylight, making it the perfect spot to relax at the end of the day. On this floor there are three further double bedrooms, including the principal with an en-suite shower room. A further shower room with shower cubicle, pedestal basin, and WC. completes this floor

Outside, a pathway leads to the enclosed and private front garden. A patio area provides a lovely space for outdoor dining and barbecues, which flows onto a lawn bordered by mature shrubs and plants. This sheltered garden is a perfect haven to enjoy the peaceful surroundings.

Tenure: Freehold

Services: Mains Electricity, Water and Drainage

Oil Fired Central Heating

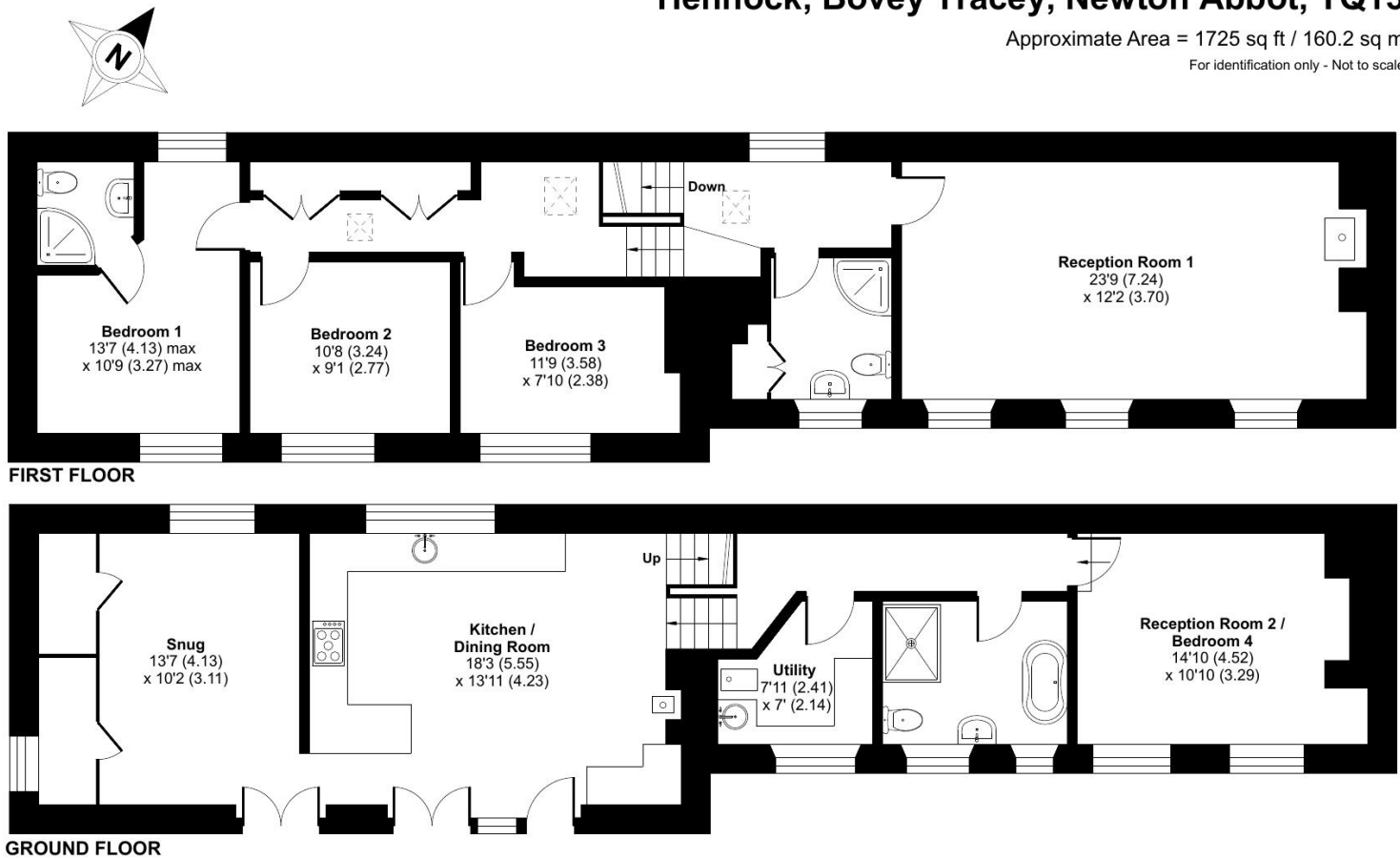


the floorplan...

Hennock, Bovey Tracey, Newton Abbot, TQ13

Approximate Area = 1725 sq ft / 160.2 sq m

For identification only - Not to scale

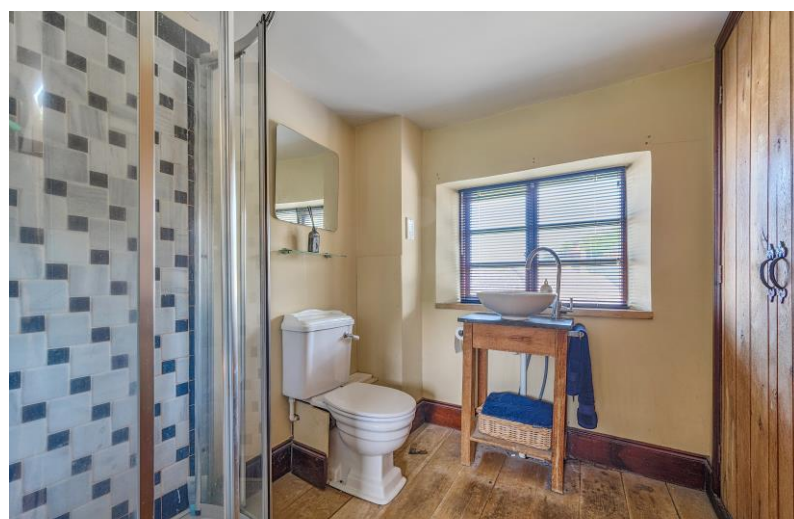


Plans also produced in accordance with BICs Property Measurement 2nd Edition

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the location...

Hennock is a small village on the south side of the beautiful Teign Valley and is especially renowned for its spectacular views over the Teign Valley to the Haldon Hills and beyond. The village is on the eastern edge of Dartmoor National Park and within it is a church, pub, primary school and village hall. Nearby is the popular moorland town of Bovey Tracey, where there is a full selection of local shopping and other amenities.

Shopping - Late night pint of milk: Bovey Tracey 2.6 miles

Town Centre: Bovey Tracey 2.6 miles

Supermarket: Lidl, Bovey Tracey 3 miles

Newton Abbot 7.5 miles

Exeter: 11.6 miles

Relaxing - Beach: Teignmouth 11 miles

Finlake Holiday Park, horse riding, swimming pool, spa: 3.7 miles

Stover Golf Club: 4.3 miles

Travel - Bus stop: Outside the Palk Arms 0.3 mile

Train station: Newton Abbot 7.6 miles

Main travel link: A38 2.4 miles

Airport: Exeter 17.7 miles

Schools Hennock Primary School 0.2 mile

Teign School 5.6 miles

South Dartmoor Community College 9.4 miles

Please check Google maps for exact distances and travel times. **Property postcode: TQ13 9QG**

how to get there...

From the Complete Office in Bovey Tracey turn into Le Molay-Littry Way and proceed out of the town towards Chudleigh Knighton. At the crossroad before Chudleigh Knighton turn left sign posted Hennock and keep on this road into the village. Carry on and at the Palk Arms take the right hand turn and continue to the end of the road, where the property can be found on the left, identified by the For Sale sign





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