



A wonderful mid terraced home with two bedrooms, gas central heating, double glazing, and parking this is an ideal home for first time buyers. With a lovely, enclosed garden to the rear this home is ready for immediate occupation.

9 Drum Way | Bovey Tracey | TQ12 6RJ





PROPERTY TYPE

Mid Terraced House



SIZE

580 sq ft



LOCATION

Heathfield



AGE

1980s to 1990s



BEDROOMS

2



RECEPTION ROOMS

1



BATHROOMS

1



WARMTH

Gas Central Heating



PARKING

Allocated Parking



OUTSIDE SPACE

Garden



EPC RATING

73C



COUNCIL TAX BAND

B



in a nutshell...

- Sitting Room
- Kitchen Diner
- Two Bedrooms
- Family Bathroom
- One Parking Space
- Gas Central Heating & Double Glazed
- Close to Shops & Bus Services
- Perfect for First Time Buyers



the details...

Upon entering the property, you are welcomed into the spacious lounge. The room offers space to accommodate a dining table with four chairs - perfect for enjoying evening meals. Large windows allow plenty of natural light to flood the room while offering a pleasant outlook onto the rear garden. The modern fitted kitchen is well-appointed with neutral wall and base units complemented by practical worktops. There is space for essential appliances including a dishwasher, fridge/freezer, gas cooker, and washing machine. A door from the kitchen provides direct access to the patio.

Upstairs, the property offers two bedrooms and a family bathroom. The spacious double bedroom benefits from ample natural light through a large window, and it comfortably accommodates a double bed with additional room for freestanding furniture. An alcove area offers further potential for wardrobes or personal touches. The second bedroom is a substantial single, ideal for a guest room, child's bedroom, or home office. Completing the upstairs is the family bathroom, fitted with a white three-piece suite including a bath with a shower attachment, WC, and wash basin.

The property boasts a generous rear garden that wraps around to the side. A paved patio directly outside the rear doors provides the perfect spot for al fresco dining while the lawn area is ideal for children to play. The garden is fully enclosed and secure for pets. A large wooden storage shed sits conveniently at the rear-perfect for storing bikes, gardening tools, or outdoor equipment.

Approximate Gross Internal Area 580 sq ft - 53 sq m

Ground Floor Area 296 sq ft - 27 sq m

First Floor Area 284 sq ft - 26 sq m



Ground Floor



First Floor



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.



the location...

Heathfield is a popular location with a nearby post office, stores, school and access to the spectacular Dartmoor National Park and surrounding countryside. It also offers easy access to the A38 with links to both the cities of Plymouth and Exeter. The moorland town of Bovey Tracey is just down the road with a host of facilities and the market town of Newton Abbot is approximately 6 miles away.

Shopping

Late night pint of milk: Spar, Battle Road 0.2 mile
Town centre: Bovey Tracey 2.7 miles
Supermarket: Co-op, Trago Mills 1.6 miles
Newton Abbot: 3.8 miles
Exeter: 16 miles

Relaxing

Beach: Teignmouth 10.5 miles
Play park: 0.2 mile
Stover Golf Club: 1 mile
Tennis courts, swimming pool, football: 1.5 miles

Travel

Bus stop: Battle Road 0.2 mile
Train station: Newton Abbot 4.5 miles
Main travel link: A38 0.5 mile Airport:
Exeter 18.6 miles

Schools

St Catherine's C of E Primary School: 0.1 mile
South Dartmoor Community College: 6.1 miles
Stover School (private): 1.5 miles



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