



A beautifully presented home on the edge of Bovey Tracey with views over Dartmoor, large, tiered garden backing onto woodland, wood burner, conservatory, 2 bedrooms, en-suite, two loft rooms, and a gym in the garden. A peaceful setting with easy access to local amenities and the A38.

16 Hawkmoor Cottages | Bovey Tracey | TQ13 9NJ





PROPERTY TYPE

End Terraced House



SIZE

1,391 sq ft



LOCATION

Bovey Tracey



AGE

1940s



BEDROOMS

2



RECEPTION ROOMS

2



BATHROOMS

2



WARMTH

Oil Fired Central Heating



PARKING

Off Road Parking



OUTSIDE SPACE

Large Garden



EPC RATING

37 F



COUNCIL TAX BAND

C



in a nutshell...

- Spacious living room with woodburner
- Modern, practical kitchen
- Principal bedroom with en-suite
- Stylish family bathroom
- Two versatile loft rooms
- Large, tiered rear garden
- Conservatory
- Converted home gym
- Off-road Parking





the details...

At the front of the property, a raised decked terrace captures spectacular views across Dartmoor, offering a perfect place to relax and soak in the natural beauty that surrounds the area. Step inside to a welcoming living room centred around a characterful woodburner, ideal for cosy evenings, with patio doors which lead out onto the decking to the front of the property. The stylish and comprehensively fitted dual aspect kitchen diner has elegant wall and base units with good areas of worktops over, incorporate integral appliances including induction hob, double oven and grill, dishwasher and fridge/freezer. A beautiful island offers a wonderful area to entertain friends or family. The kitchen flows seamlessly into a wonderful conservatory, creating a delightful social setting, a real hub of the home, overlooking the wonderful rear garden. A door leads into a separate utility room, offering plenty of worktop space and plumbing for a washing machine and tumble dryer and cloakroom fitted with WC.

The principal bedroom includes a contemporary en-suite, the second bedroom is also generously sized. A sleek family bathroom completes the main accommodation, while two additional loft rooms offer fantastic flexibility - perfect for a home office, hobby room, or extra guest space.

Outside to the front of the property a communal drive giving access to all properties in the terrace. The rear garden is a real standout: a large, tiered space that backs directly onto peaceful woodland, offering privacy and a real connection with nature. With several seating areas, lawns, and mature planting, it's a haven for outdoor living. At the far end, a large shed has been converted into a well-equipped home gym, tucked away but easily accessible.

Bovey Tracey's wide range of amenities - including shops, cafés, primary schools, and local services - are just a few minutes away, while excellent road links via the A38 connect you easily to Exeter, Plymouth, and Newton Abbot. For those who love the outdoors, Dartmoor National Park is practically on your doorstep, making this a perfect home for anyone seeking space, comfort, and countryside living.



**Approximate Gross Internal Area 1391 sq ft - 129 sq m
(Excluding Outbuilding)**

Ground Floor Area 737 sq ft – 68 sq m

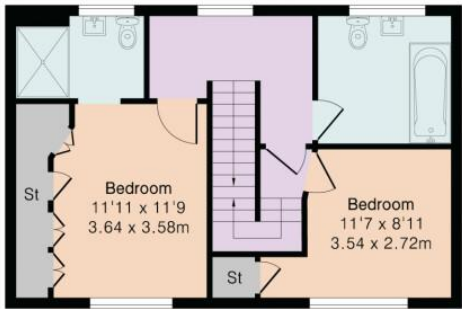
First Floor Area 465 sq ft – 43 sq m

Second Floor Area 189 sq ft – 18 sq m

Outbuilding Area 162 sq ft – 15 sq m



Ground Floor



First Floor



Outbuilding



Second Floor

Our note. For clarification we have prepared these sales particulars as a general guide and have not carried out a detailed survey nor tested the services, appliances or fittings. Room sizes should not be relied upon for carpets or furnishings. If there are any important matters which are likely to affect your decision to buy, please contact us before viewing this property. These particulars, whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in the employment of Complete Property Services has the authority to make or give any representation or warranty in respect of the property.

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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, 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.

Shopping

Late night pint of milk: Tesco Express 1.8 miles

Town Centre: Bovey Tracey 1.9 miles

Exeter: 18.5 miles

Newton Abbot: 8.1 miles

Relaxing

Beach: Teignmouth 12.9 miles

Parke: Bovey Tracey 2.7 miles

Golf Centre: 1.1 miles

Haytor: 6 miles

Travel

Train station: Newton Abbot 8.3 miles

Main travel link: A38 4.2 miles

Airport: Exeter 21.5 miles

Schools

Bovey Primary School: 1.8 miles

Stover School (private): 5.3 miles

South Dartmoor Community College: 9.7 miles (bus service)

Please check Google maps for exact distances and travel times.

Property postcode: TQ13 9NJ

how to get there...

From our offices in Bovey Tracey, turn left onto Station Road and follow it to the roundabout. Take the right turn onto Monks Way (A382) towards Moretonhampstead. After approximately 1.7 miles, you'll see Hawkmoor Cottages on the right-hand side, near a red telephone box. The property is located on the right.





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

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