



Town • Country • Coast



Peter Tavy, Tavistock

Guide Price £650,000





## Peter Tavy, Tavistock

Immaculately presented and situated in an enviable sought after moorland village location, enjoying superb views, is this striking detached four bedroom house, offering spacious light, airy accommodation having been exceptionally well cared for by the current vendors. Open plan kitchen/dining and sun room with a large sitting room, master with en suite shower room, large utility room, together with extensive driveway providing parking for several vehicles, garage and further driveway with detached workshop. Set in gardens that surround the house with south facing rear lawned garden, patio areas and many mature shrubs, trees and fruit trees.

Offered with oil fired central heating, many improvements were made including new upvc fascias, patio doors and glazed internal doors, insulation to floors, installation of a stunning 'Howdens' kitchen and one garage is now a utility room. Comprising; Front entrance porch, entrance hall with downstairs cloakroom. Stunning 'Howdens' kitchen with central island, pop up sockets, quartz worktops, cutlery/pan drawers, carousel unit, twin Neff ovens, induction hob and extractor canopy over, spicerack. Full height integrated fridge and dishwasher. A step down leads into a sun room with patio doors to rear, door into a large utility room (formerly a garage), integrated door to garage. The sitting room is double aspect with patio doors to rear, fireplace housing a calor gas, wood effect burner. On the first floor, the spacious landing leads to four bedrooms, master having an en suite bathroom, two further double bedrooms, one with range of built in wardrobes, single bedroom and family bathroom.

The gated drive provides parking for several vehicles including motorhome/caravan, a further driveway and a large detached workshop. The gardens are south facing to the rear, lawned with extensive patio, timber store, further barbeque area, attractive flower beds and borders. Mature Magnolia and Monkey Puzzle Tree. Outside tap and lighting.







## Entrance Hall

## Cloakroom

## Sitting Room

21'11" x 11'10" (6.69m x 3.63m)

## Kitchen/Dining Room

21'9" x 13'5" (6.64m x 4.10m)

## Sun Room

13'4" x 9'0" (4.07m x 2.75m)

## Utility Room

15'3" x 8'9" (4.67m x 2.68m)

## Landing

## Master Bedroom

13'8" x 12'0" (4.18m x 3.68m)

## En Suite Bathroom

9'2" x 7'3" (2.81m x 2.22m)

## Bedroom 2

11'10" x 10'0" (3.62m x 3.05m)  
Plus built-in wardrobes

## Bedroom 3

11'10" x 9'8" (3.62m x 2.95m)

## Bedroom 4

9'2" x 6'2" (2.80m x 1.90m)

## Bathroom

9'4" x 6'0" (2.85m x 1.84m)

## Outside

## Garage

15'10" x 9'8" (4.84m x 2.96m)

## Detached Workshop

11'3" widening to 13'2" x 13'6" (3.45m widening to 4.03m x 4.13m)

## Services

Mains water and electricity. Private Drainage. Oil fired Central Heating.

## EPC

TBC - Commissioned

## Local Authority

West Devon Borough Council - Tax Band F

## Tenure

Freehold

## Situation

Peter Tavy is a village 3 miles along the A386, North-East of Tavistock, Devon, England; it is named after the River Tavy. Tavistock is an ancient stannary and market town within West Devon, England.

## Directions

PL19 9NN - What3words:///hatch.lamppost.fetch  
Coming from Tavistock, follow the A386 all the way to Harford Bridge where you take a right turn towards Harford Bridge Holiday Park, signposted Peter Tavy. Follow this road into the village and as you enter the centre of the village you will see the village hall, the property will be found opposite this.





Floor Plan



Viewing

Please contact our View Property Tavistock Office on 01822 614614 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

