



SIMPLY GREEN

Buckland Barton, Newton Abbot, TQ12 4SA

Newton Abbot

Guide Price
£165,000



Bedrooms: 1 | Bathrooms: 1 | Receptions: 1

- No Chain!!
- Allocated Parking Space
- Countryside Location
- Close to Local Amenities
- Beautifully Presented Communal Gardens
- Period Features
- Perfect Investment Property
- Modernised Throughout
- Panoramic Views
- Shed Storage

Property Type: Apartment

Council Tax Band: A

Tenure: Leasehold

A beautifully presented one-bedroom apartment set within a peaceful rural location on the outskirts of Newton Abbot. This spacious no chain apartment features a bright living/dining room with garden views and loft access offering potential for conversion (STPP), a well-equipped kitchen with countryside outlook, a generous double bedroom with built-in wardrobe and stunning estuary views, and a modern bathroom. Externally, the property benefits from allocated parking and attractive communal gardens. Located in the tranquil hamlet of Lower Netherton, within an Area of Outstanding Natural Beauty, the apartment offers easy access to Combeinteignhead, Shaldon, and Teignmouth, with their range of amenities, beaches, and water sports. Excellent transport links via Newton Abbot's mainline station and close proximity to Dartmoor and the South Devon coast make this an ideal retreat or investment opportunity.







Accommodation

Set on the rural fringes of Newton Abbot, this charming and well-maintained leasehold apartment offers spacious, light-filled interiors and far-reaching views across rolling countryside and towards the Teign Estuary. The apartment is accessed via a communal entrance with stairs rising to the private front door of this apartment. Once inside, you are greeted by a generous living and dining area, flooded with natural light from a large window framing views of the landscaped gardens and beyond. This room also features loft access, offering scope for further development (subject to the necessary permissions). Leading off the living space is a well-planned kitchen, fitted with a range of units and complementary worktops. It includes an integrated oven, ceramic hob with extractor, and has designated spaces for appliances such as a fridge/freezer and washing machine. A window to the rear enjoys countryside views, and the space is finished with wood-effect flooring. The double bedroom is a good size and boasts a built-in wardrobe, with a rear aspect window offering outstanding estuary and countryside views. Completing the internal layout is the bathroom, comprising a panelled bath with electric shower over, pedestal basin, WC, part-tiled walls, and built-in airing cupboard. An obscured rear window provides natural ventilation and light.

External Features

Outside, the property enjoys a peaceful and leafy setting, approached via a long, stone-chipped driveway that leads to an allocated parking space for the apartment. Residents benefit from the use of attractive communal gardens, which are well-kept and provide pleasant green space to enjoy. A private pathway leads to the building entrance, enhancing the sense of privacy and separation from the road.

Location

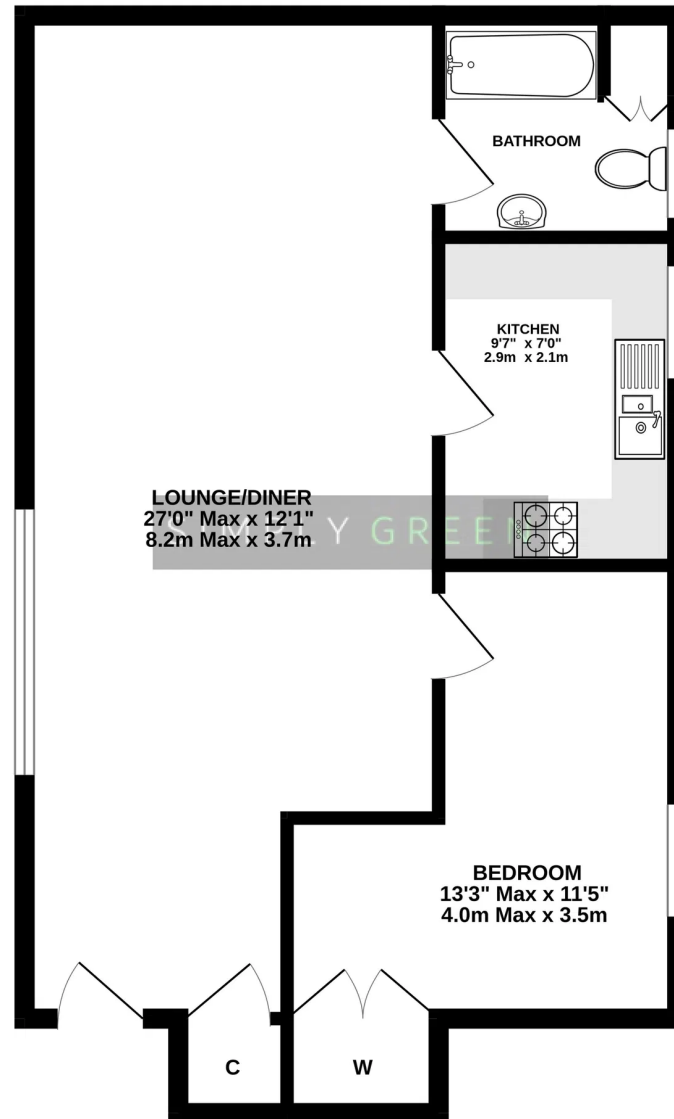
This apartment enjoys a tranquil setting within Lower Netherton, a small and quiet hamlet that sits within the parish of Hacombe, much of which is classed as an Area of Outstanding Natural Beauty and a Coastal Preservation Area. Positioned between Newton Abbot and the coastal village of Shaldon, the location offers easy access to the nearby village of Combeinteignhead, home to a traditional parish church and two much-loved pubs – the Wild Goose Inn and the Coombe Cellars, the latter located right on the Teign Estuary. For wider amenities, both Shaldon and Teignmouth offer a selection of shops, restaurants, beaches, and water-based activities. Newton Abbot provides a broader range of facilities including a mainline railway station with connections to Exeter, London Paddington and beyond, as well as a racecourse and regular local markets. To the west lies the dramatic landscape of Dartmoor National Park, perfect for hiking, cycling, horse riding, and fishing, while to the south, the South Devon coast offers an array of sandy beaches and estuary walks. Lower Netherton also boasts its own cricket club and access to scenic countryside footpaths, including routes leading directly down to the river and toward the Coombe Cellars – making it an ideal spot for nature lovers or those seeking a slower pace of life.



Agent Notes

The building is Grade 2 listed

GROUND FLOOR



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 illustrative purposes only and should be used as such by 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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