



20 FORD STREET  
OFFERS OVER £260,000

Versatile & Spacious Home with Annexe Potential  
TAVISTOCK

MILLER TOWN & COUNTRY  
exp UK





- » Highly Versatile Period Town House
- » Configured as Annexe & 3 Bed House
- » Easy to Combine into 4-Bed Family Home
- » Potential Multi-Generational Living
- » Short Walk From Amenities
- » Pleasant Private Gardens
- » Light & Airy Rooms Throughout

## The Property

This wonderful period home is currently configured as a ground floor one bedroom annexe and three bedroom family home above on the first, second and third floors. All rooms are light and airy and the layout offers considerable versatility. The current owners have enjoyed the additional income from lodgers / short term lets in the ground floor annexe, though this space would also be perfect for multi-generational living or accessible accommodation. Alternatively, the property would work equally well as a family home, with just a minor change to a partition wall on the ground floor enabling the property to be combined into a large family home. The ground floor annexe has a kitchen, bathroom and studio bedroom. The main property has kitchen and living/dining room on the first floor, two bedrooms and a bathroom on the second floor and a large attic bedroom on the third floor.

## Outside

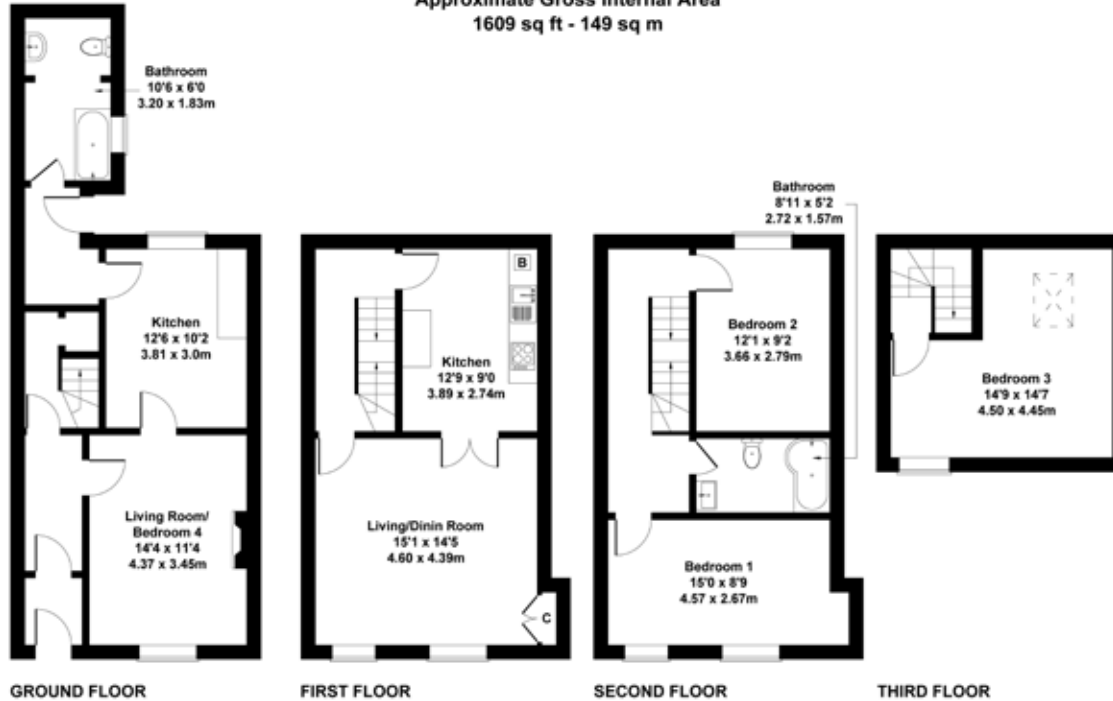
To the rear is a pleasant courtyard garden off the ground floor. On the first floor a bridge over the courtyard leads to a pleasant two-tiered garden with large patio, raised beds and BBQ area.





## 20 Ford Street

Approximate Gross Internal Area  
1609 sq ft - 149 sq m
























Not to Scale. Produced by The Plan Portal 2025  
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## Location

The property is situated an easy walk from amenities in the centre of Tavistock, and has the bonus of a Spar convenience store just steps away. Nearby Meadowlands Park is bordered by the River Tavy and the old canal and offers a lovely open space as well as access to the leisure centre. The pretty and historic town has primary and secondary schooling and is situated on the western fringe of Dartmoor National Park. The nearby maritime city of Plymouth some 17 miles away has a wider range of retail and services.

## KEY INFORMATION

 4 Bedrooms	 EPC Rating: E (50)
 2 Bathrooms	 Council Tax Band: C
 2 Reception Rooms	 Tenure: Freehold
 On street parking	 Broadband: FTTP
 Not Listed	 Mobile Signal: Indoor likely, Outdoor likely
 Heating: Gas	 Lateral living, step-free access (ground floor)
 Utilities: Mains electricity, gas, water & drainage	
 Restrictions: None known	
 Easements, Wayleaves: None known	
 Public Rights of Way: None	
 Flooding: None known	
 Notable Construction Materials: None known	
 Building Safety Concerns: None known	
 Mining Area: No	
 Planning Permission / Proposed Developments: None known	

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### VIEWING:

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