

6 STAVERTON MILL TOTNES



MARCHAND PETIT

COASTAL, TOWN & COUNTRY

6 STAVERTON MILL

A beautifully presented four bedroom maisonette situated in this historic Water Mill with lovely white washed rooms and slate floors with a superb open plan living room with views over the surrounding countryside and the river Dart.

Entered on the ground floor through your own front door into an entrance hall which leads into a ground floor bedroom and en suite shower room. Steps down lead to a utility room shower room and a further bedroom. On the first floor are two further bedrooms and a bathroom and on the top floor is a wonderful open plan sitting room and Kitchen with superb views, flooded with natural light.

Outside is an allocated parking space and communal gardens wleading down to the banks of the river.

The popular village of Staverton is located about two miles to the north of Dartington and about 3 miles from Totnes, the commercial centre for this part of Devon. Access to the A38 Devon Expressway is easy, connecting Plymouth and Exeter where it links with the M5. At Totnes there is the mainline railway station with direct links to London. The village lies on the banks of the River Dart and boasts a strong community.



PROPERTY DETAILS

Property Address

6 Staverton Mill, Staverton, Totnes, TQ9 6FE

Mileages

Totnes 3 miles Exeter 23 miles Plymouth 20 miles (approximately)

Services

Mains electric and water. Drainage via sewage treatment plant. Gas central heating.

EPC Rating

Current: 74, Potential: 86

Council Tax Band

E

Tenure

Leasehold. 999 years from 1st Jan 2010. Service charge of approx. £2000 PA which covers gardening, insurance, sewage treatment plant and common area maintenance.

Authority

South Hams District Council

Key Features

- Grade II listed
- Converted water mill
- Beautifully presented
- Views over the River Dart
- 4 bedrooms
- Parking

Fixtures & Fittings

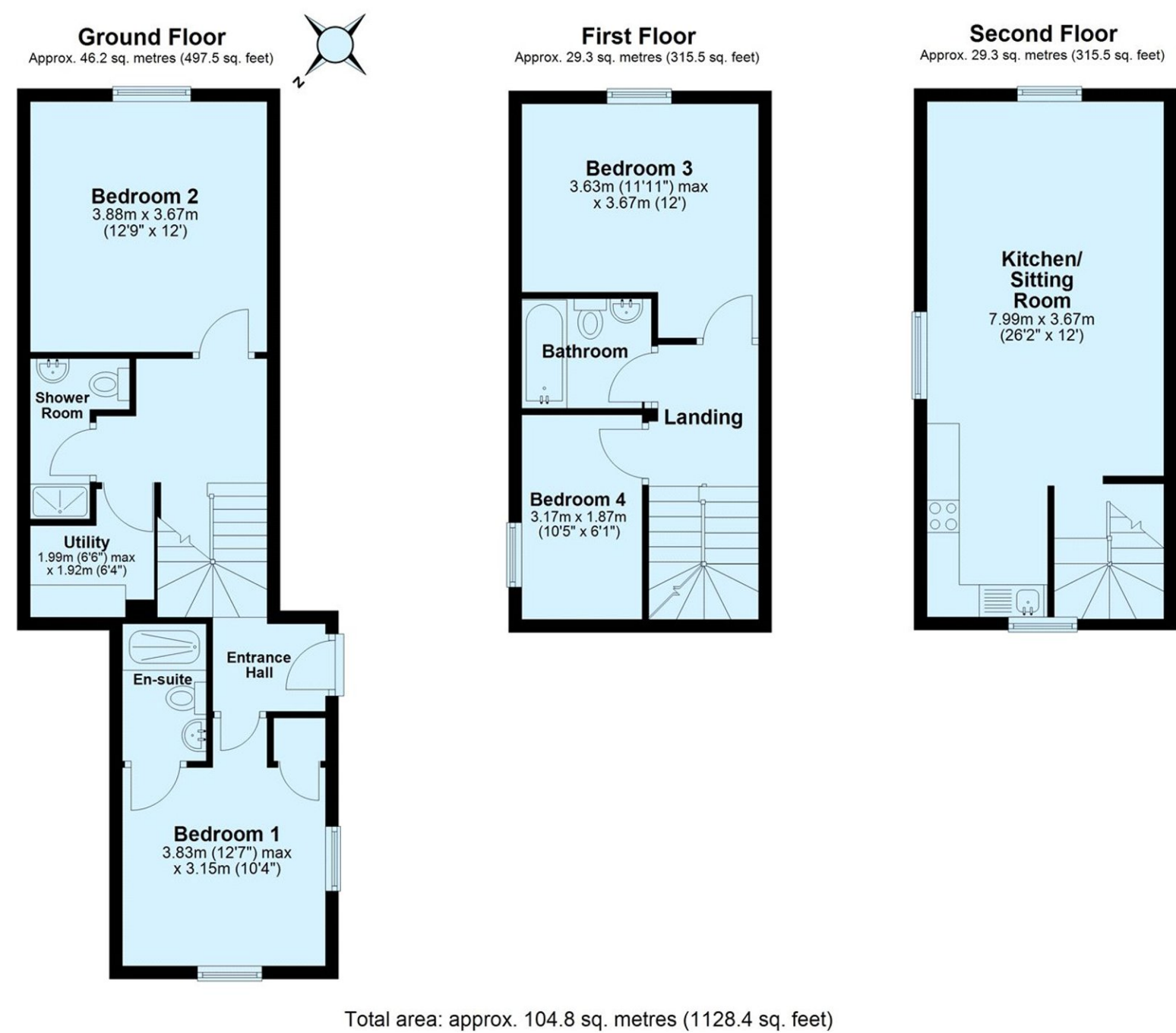
All items in the written text of these particulars are included in the sale. All others are expressly excluded regardless of inclusion in any photographs. Purchasers must satisfy themselves that any equipment included in the sale of the property is in satisfactory order.

Viewing

Strictly by appointment with the sole agents, Marchand Petit, Totnes. Tel: 01803 847979.



FLOORPLAN



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