



Longwood Court



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Fore Street, Buckfastleigh, Devon, TQ11 0BS

A38 3 miles; Totnes 7 miles; Plymouth 22 miles; Exeter 25 miles

A substantial and characterful courtyard home with a detached two-storey barn and private parking, offering flexible living in central Buckfastleigh

- Over 5,400 sq ft of total space
- Beautiful walled courtyard setting
- Stylish kitchen / dining room
- Prime location off the high street
- Freehold
- Four spacious double bedrooms
- Detached barn with workshop space
- Underfloor heating on ground floor
- Private off-road parking included
- Council tax band E

Offers In Excess Of £650,000

SITUATION

The property occupies a secluded position in the centre of Buckfastleigh with close access to the A38/Devon Expressway, making for fast access to the cities of Exeter and Plymouth. Buckfastleigh has its own range of independent shops and is well positioned for access to the Dartmoor National Park as well as the South Hams and Torbay coastline. The medieval market town of Totnes lies approximately 7 miles to the south with its wider range of facilities and mainline railway station.

DESCRIPTION

Longwood Court is a unique and spacious period home set within a private walled courtyard just off Fore Street in Buckfastleigh. Extending to over 5,400 sq ft in total, the property includes a large four-bedroom main house, multiple reception rooms, and a detached barn/workshop of over 2,000 sq ft.

The layout offers exceptional flexibility, making it ideal for extended families, those seeking annexe potential, or buyers looking to combine home and business use (subject to permissions). Character features have been retained throughout, while modern upgrades include underfloor heating, gas central heating, and solar panels.



ACCOMMODATION

The main house provides over 3,300 sq ft of well-arranged accommodation. The main entrance to the house is through a timber door beside the carport, leading into a small entrance hall with stairs rising to the first floor and access to a walk-in boiler and plant room housing the underfloor heating system. From here, a door opens into a useful home office space, which in turn leads through to the impressive vaulted lounge — an expansive and bright living area with double-height ceiling, terracotta flooring, and white-painted staircase rising to a galleried landing above.

The kitchen and dining room sits at the heart of the house, offering a sociable and practical space with bespoke timber units and room for a large family table. A cloakroom and separate utility room are accessed from this area, helping to keep the main living space uncluttered and functional.

Upstairs, the accommodation is arranged to offer privacy and flexibility. The principal bedroom forms its own wing, featuring exposed beams, French doors to the landing, and an en suite bathroom with roll-top bath and vaulted ceiling. Three further generous double bedrooms and a large family bathroom are located in a separate part of the house, along with a further first-floor sitting room or creative space.

A standout feature of the upper floor is the full-length balcony, which runs along the rear elevation and is accessed from several rooms. This sunny outdoor walkway enjoys views over the courtyard and beyond, adding an unusual and appealing dimension to the home.

OUTSIDE

Approached through a shared archway, the property is set behind a five-bar gate that opens into a private, enclosed courtyard. Designed as an urban garden, the space creates a seamless connection between inside and out, with multiple openings allowing the living areas to flow naturally into the outdoors. Within the courtyard, there is both parking and seating, with a car port providing covered parking for two vehicles.

The detached barn provides over 2,000 sq ft of additional space across two full floors. The ground floor includes two large rooms with excellent ceiling height, while the first floor has three further rooms, all currently used as workshops and studios. The first floor has its own independent access and the roof has been fully insulated and internally clad. This versatile building offers a range of potential uses, from workspace and storage to ancillary accommodation (subject to the necessary consents).

SERVICES

All mains services connected. Gas fired central heating. Solar panels. According to Ofcom, ultrafast broadband and likely mobile coverage available. The property lies within Flood Zone 3; however, to our knowledge it has never been affected by flooding, including during the most recent local event in November 2012. Since then, significant flood prevention measures were implemented in 2016, providing further reassurance and protection for properties in the area.



IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(122 plus) A		87
(81-121) B		
(69-80) C	76	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

The Granary, Coronation Road,
Totnes, Devon, TQ9 5GN

totnes@stags.co.uk
01803 865454

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Approximate Gross Internal Floor Area = 315.5 sq m / 3397 sq ft

Outbuilding Area = 165.8 sq m / 1785 sq ft

Total Area = 481.3 sq m / 5182 sq ft

Ground Floor

First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.