



61 NEW EXETER STREET, CHUDLEIGH





# 61 NEW EXETER

CHUDLEIGH • DEVON • TQ13 0DA

Introducing a charming period cottage with three bedrooms, featuring attractive finishes details throughout. The property includes a rear garden and a versatile two-level studio, ideal for an office, storage or studio.

Located in the sought after town of Chudleigh, this home presents a unique opportunity to enjoy both character and functional living in a well positioned area.



**SAWDYE & HARRIS**  
**THE TEIGN VALLEY OFFICE**

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# KEY FEATURES

- **Renovated with character:** The home masterfully combines modern improvements with its original period charm. Retaining attractive period features while incorporating contemporary updates, it provides a unique living space that balances timeless elegance with practical comfort.
- **Move-in Ready :** This lovely home is fully prepared for immediate occupancy. Every detail has been thoughtfully updated, allowing you to settle into your new home without the need for further renovations or extensive work, making your move as smooth as possible.
- **Superb Location :** Located on the edge of the town but within an easy stroll of the centre of Chudleigh
- **Studio Space :** The property offers a rear garden complete with two-level studio space. This great space could be adapted further and may suit a variety of uses—be it a home office or creative studio — this studio is sure to appeal to many.



SAWDYE & HARRIS  
CELEBRATING 175 YEARS









Step into the bright living space that exudes both elegance and comfort. The room features natural light streaming through large windows from the front, highlighting a tasteful blend of contemporary finishes and classic charm. The neutral palette and quality furnishings create a welcoming atmosphere, perfect for both relaxed family living and sophisticated entertaining. This thoughtfully designed space invites you to unwind in front of the beautiful fireplace and enjoy the oak flooring which combines warmth and an excellent finish.









The country style kitchen/breakfast room is light and bright with a great outlook over the rear garden. Fitted with a range of floor and wall mounted kitchen cupboards and drawers together with a sink and drainer, gas hob and electric oven as well as a walk-in larder cupboard off, the space is finished with quarry tiled flooring - ideal for the busiest room in the home ! A Cloakroom/Utility sits off as well as a walk-in larder.



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To the first floor are three bedrooms, two to the front elevation and one to the rear offering some far reaching countryside and town views. There are period touches and finishes throughout including exposed timber beams and stripped timber flooring.









The family bathroom is fitted with a panelled bath, WC, pedestal wash hand basin and separate WC. Exposed timber beams and a high level window finish this space beautifully.







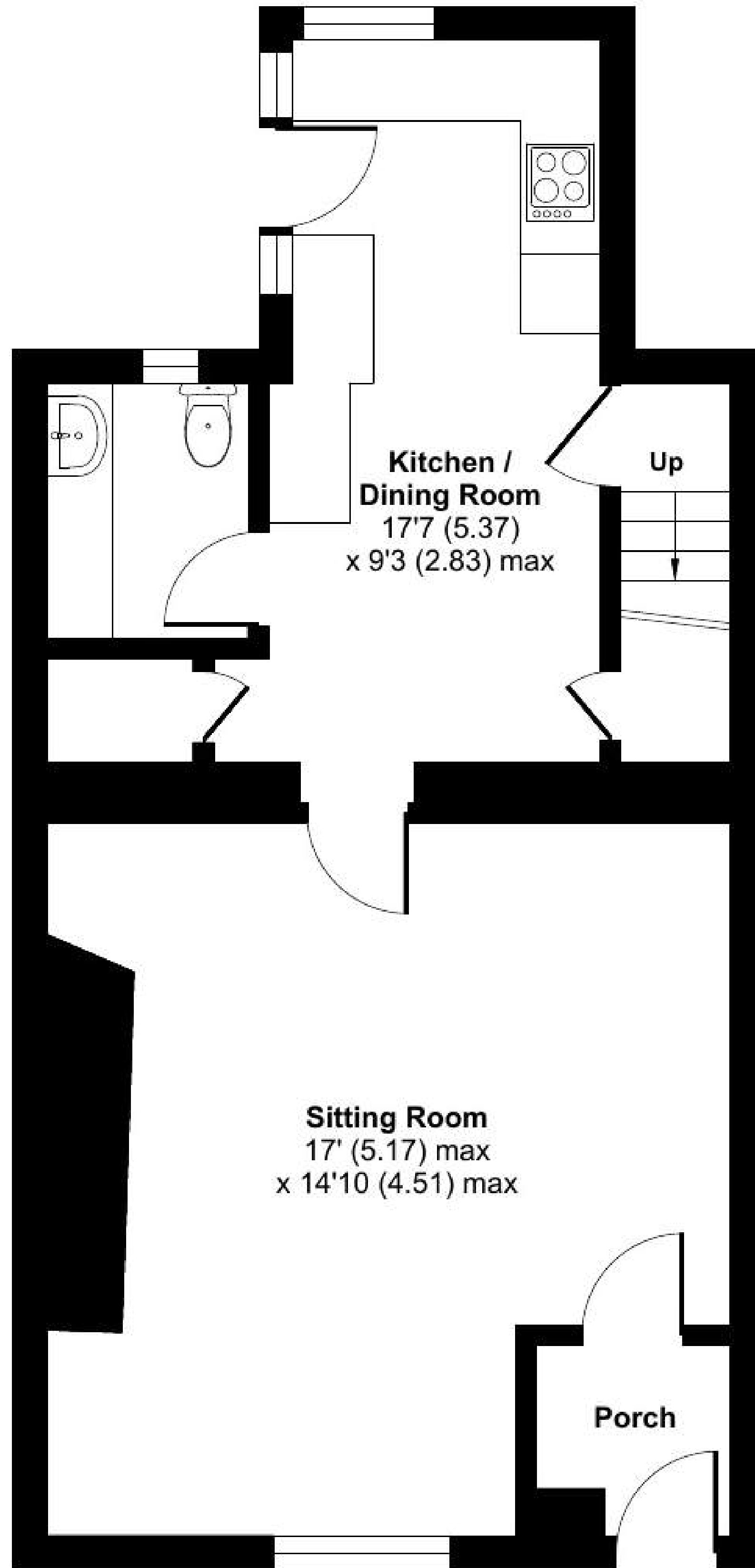
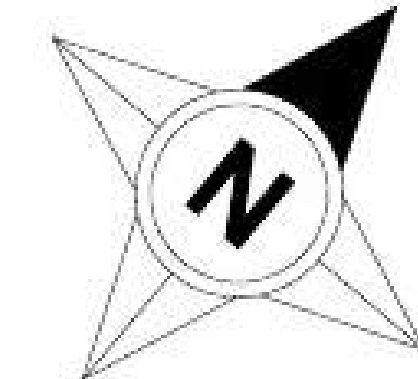
# New Exeter Street, Chudleigh, Newton Abbot, TQ13

Approximate Area = 1008 sq ft / 93.6 sq m (excludes void)

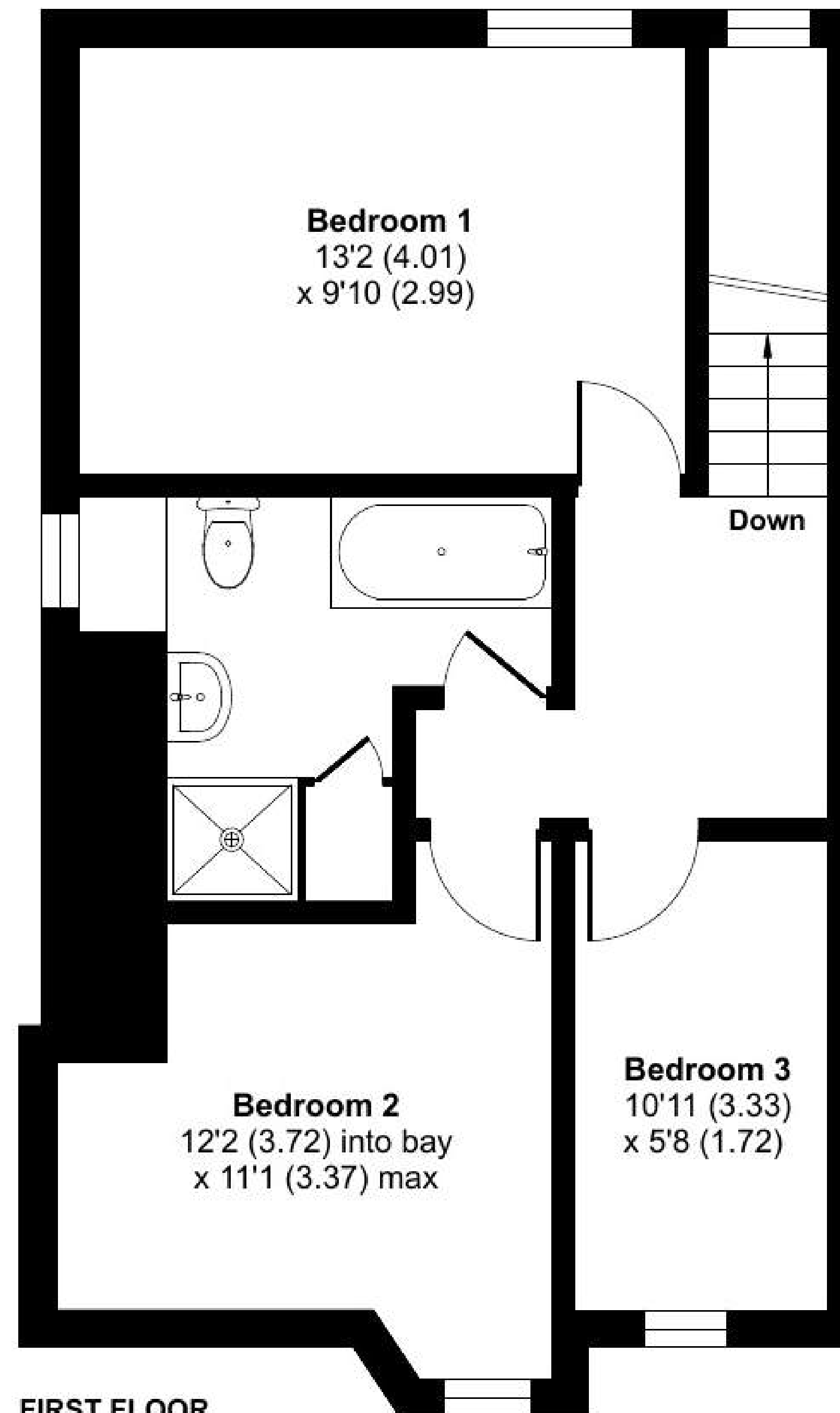
Outbuildings = 211 sq ft / 19.6 sq m

Total = 1219 sq ft / 113.2 sq m

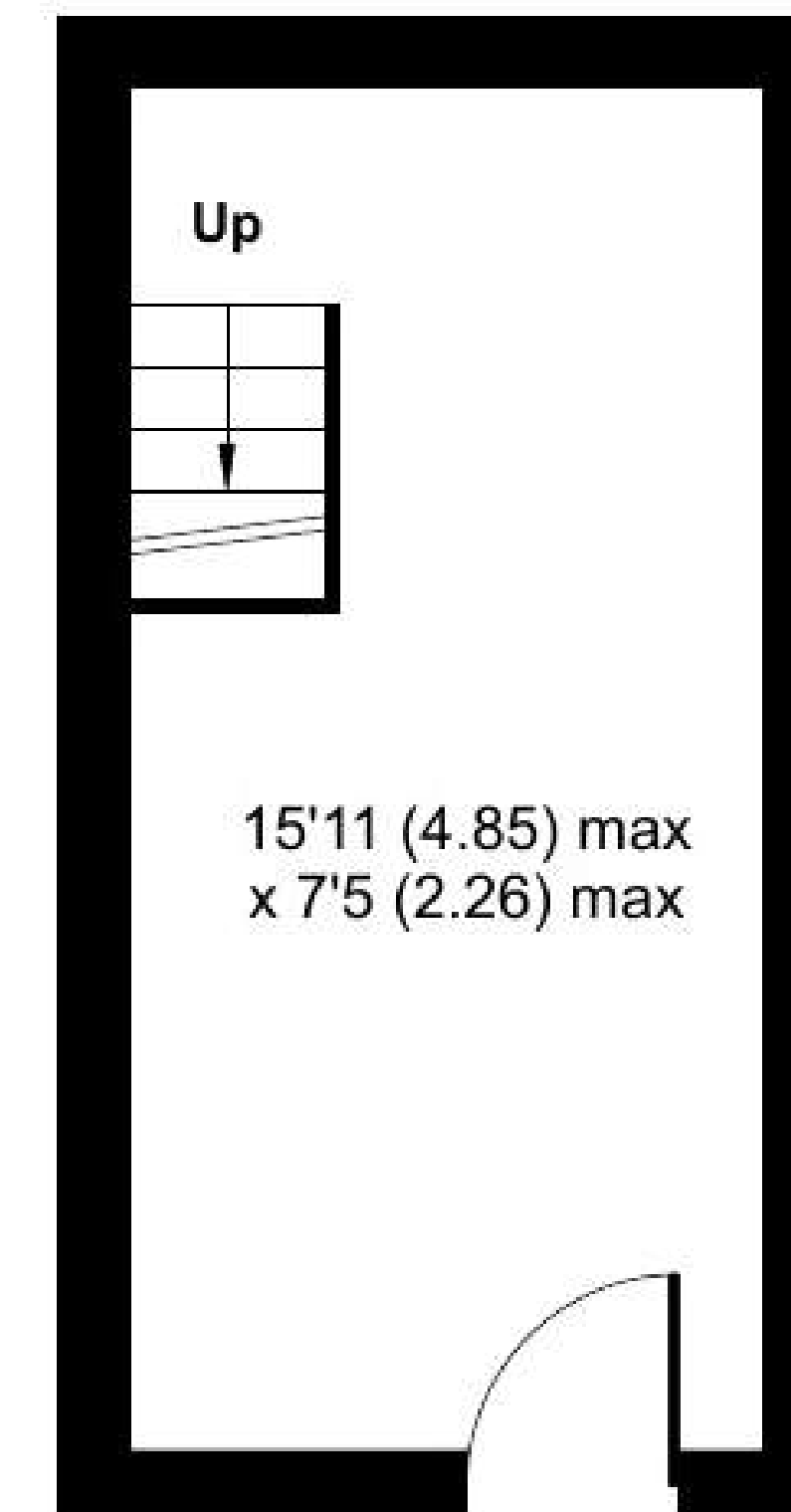
For identification only - Not to scale



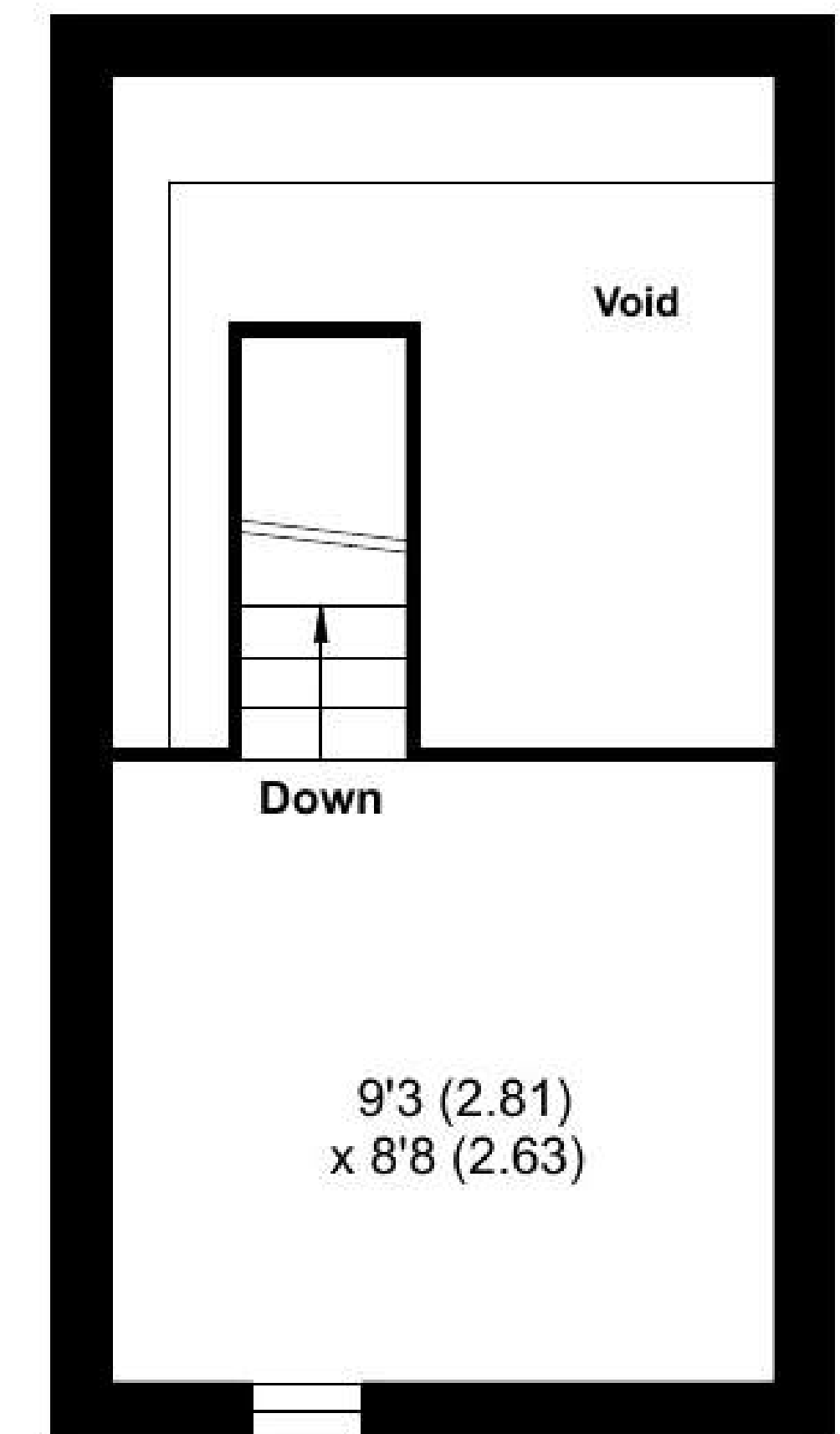
GROUND FLOOR



FIRST FLOOR



OUTBUILDING  
GROUND FLOOR



OUTBUILDING  
FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Sawdye & Harris (Land and Estate Agents) Limited OTM. REF: 1235777





# Key Facts for Buyers

## TENURE

Freehold.

**COUNCIL TAX** - Band B

**EPC** - C

## SERVICES

The property has all mains services connected and Gas fired central heating.,

## BROADBAND

Superfast Broadband is available but for more information please click on the following link - [Open Reach Broadband](#)

## MOBILE COVERAGE

Check the mobile coverage at the property here - [Mobile Phone Checker](#)

## MORE INFORMATION FOR BUYERS

For more information on this property, please click the link below..

## Property Report - Key Facts for Buyers

You can see the title deed, plot size, square footage, aerial view, broadband speeds, and lots of other information relating to this property including school information and transport links.

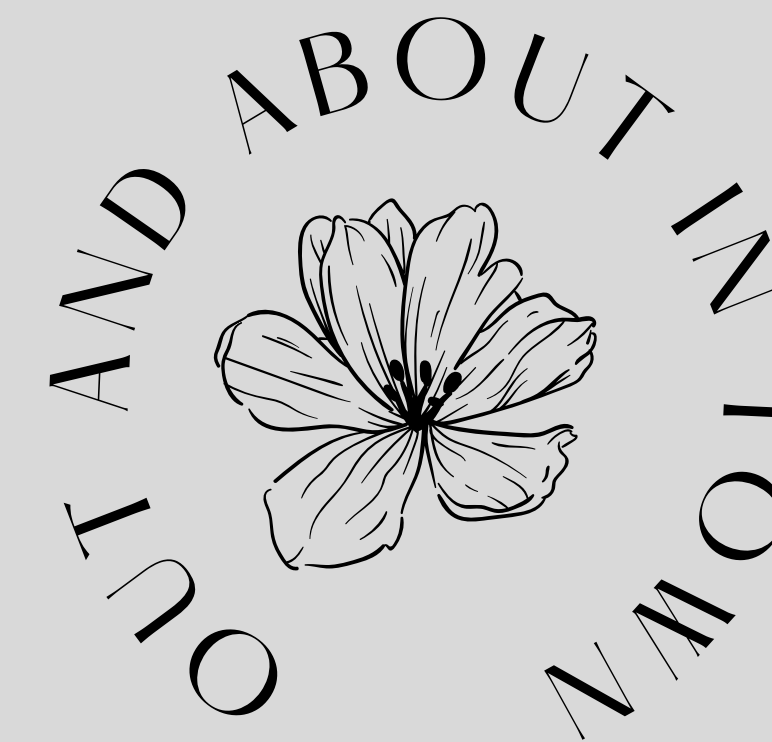
## VIEWINGS

Strictly by appointment with the award winning estate agents, Sawdye & Harris, at their Teign Valley Office - 01626 852666.

If there is any point, which is of particular importance to you with regard to this property then we advise you to contact us to check this and the availability and make an appointment to view before travelling any distance.



# About... Chudleigh



Chudleigh has a wealth of charm and community spirit, but has the atmosphere of a village. It is well served by a good range of shops, public houses, restaurants, church and primary school.

The town also has excellent provision for after school child care, as well as two playschools and mother and toddler groups. There is also a library, health centres, dentist and facilities for numerous sports and pastimes.

Chudleigh is well located near the A38 which provides easy access to Plymouth, Exeter, Exeter Airport and the M5 motorway. There is a mainline railway station at Newton Abbot with connections to London Paddington, Exeter and Plymouth.

Also within easy reach is the stunning south Devon coast, including the Rivers Teign and Exe estuaries and very close by is the beautiful scenery of Dartmoor with its many opportunities for walking and riding.











**SCAN ME** to book a viewing  
or call the Sawdye & Harris team on 01626 852666

