


## Address

Source: HM Land Registry

 **Sunnyside**  
**Hope Cove**  
**Kingsbridge**  
**Devon**  
**TQ7 3HG**  
UPRN: **10008917742**


## EPC

 **Energy Performance Certificate**  
We checked, and no Energy Performance Certificate was found for this property. We'll keep retrying so when one is registered, we'll fetch it.

## NTS Part A

## Tenure


Source: HM Land Registry

 **Freehold**  
The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being Sunnyside, Hope Cove, Kingsbridge (TQ7 3HG).  
Title number DN189320.  
Absolute Freehold is the class of tenure held by HM Land Registry.

 Tenure marketed as: **Freehold**

## Local council

Source: Valuation Office Agency

 Council Tax band: **Not banded**  
Authority: **South Hams District Council**

# NTS Part B

---

## Construction

 **Standard construction**

---

## Property type

 **Detached, Bungalow**

Floorplan: **To be provided**

---

## Parking

 **Allocated, Garage**

---

## Electricity

 **Connected to mains electricity**

---

## Water and drainage

 **Connected to mains water supply**

Mains surface water drainage: **Yes**

Sewerage: **Connected to mains sewerage**

---

## Heating

 **Central heating, Oil**

Heating features: **Double glazing**

---

 **The property has Superfast broadband available.**

The connection type is "FTTC (Fibre to the Cabinet)".

These are the fastest estimated speeds predicted in this area provided by Ofcom. Actual service availability at a property or speeds received may be different.

---

NAME	<b>Standard</b>
MAX DOWNLOAD	4 Mb
MAX UPLOAD	0.6 Mb
AVAILABILITY	

DETAILS

---

NAME	<b>Superfast</b>
MAX DOWNLOAD	80 Mb
MAX UPLOAD	20 Mb
AVAILABILITY	

DETAILS

---

NAME	<b>Ultrafast</b>
MAX DOWNLOAD	Unavailable
MAX UPLOAD	Unavailable
AVAILABILITY	

DETAILS

## Mobile coverage

Source: Ofcom



Actual services available may be different (data provided by Ofcom).

---

PROVIDER **EE**

COVERAGE Great

SIGNAL STRENGTH 

DETAILS

---

PROVIDER **O2**

COVERAGE Good

SIGNAL STRENGTH 

DETAILS

---

PROVIDER **Three**

COVERAGE Unavailable

SIGNAL STRENGTH 

DETAILS

---

PROVIDER **Vodafone**

COVERAGE OK

SIGNAL STRENGTH 

DETAILS

---

# NTS Part C

---

## Building safety issues

 **No**

---

## Restrictions

Source: HM Land Registry

 **Title DN189320 contains restrictions or restrictive covenants.**

Here is a summary but a property lawyer can advise further: - No disposition by a sole proprietor of the registered estate (except a trust corporation) under which capital money arises is to be registered unless authorised by an order of the court.

---

## Rights and easements

 **Title DN189320 contains beneficial rights or easements.**

Here is a summary but a property lawyer can advise further:- Right of way over the roadway on the north from the main road to the property. - Full right and liberty to use the new and existing drains beneath the surface of the Owner's land for water and soil only and the right to inspect, repair, maintain, cleanse, and renew these drains.

 Public right of way through and/or across your house, buildings or land: **No**

---

## Flood risk

 **No**

River and sea flooding risk: Very low; Surface water flooding risk: Very low; Reservoir flooding risk: Not at risk; Groundwater flooding risk: Unlikely

 **History of flooding**

No history of flooding has been reported.

---

## Coastal erosion risk

 **No**

---

## Planning and development

 **Yes**

There is principle planning permission for a house on the building plot next door - named Bolt View

---

## Listing and conservation

 No

---

## Accessibility

 None

---

## Coalfield or mining

 **No coal mining risk identified**

### **A mining risk (other than coal mining) has been identified**

A potential non-coal mining risk has been identified (landslide hazard) - a detailed search report can help to determine the impact.

---



### **Moverly has certified this data**

Accurate as of 25 Feb 2025

The data is aggregated from variety of sources including HM Land Registry, GOV.UK and is accurate at the time of this certificate.