

Address

Source: HM Land Registry

**Highview****Broadhempston****Totnes****Devon****TQ9 6BW**UPRN: **10091651502**

EPC

Source: GOV.UK

Current rating: **B**Potential rating: **A**Current CO2: **1.6 tonnes**Potential CO2: **1.1 tonnes**Expires: **11 Aug 2026**Source: <https://find-energy-certificate.service.gov.uk/energy-certificate/8995-7434-3820-7522-8926>

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 Sunnymead, Broadhempston, Totnes (TQ9 6BW).

Title number DN458835.

Absolute Freehold is the class of tenure held by HM Land Registry.

Tenure marketed as: **Freehold**



Council Tax band: **F**

Authority: **Teignbridge District Council**

NTS Part B

Construction



Standard construction

Property type



Other build form, House

Floorplan: **To be provided**

Parking



Garage, Driveway, Gated, Off Street, Private

Electric vehicle charging point: **Yes**

Electricity



Connected to mains electricity

Has solar panels

Water and drainage



Connected to mains water supply

Mains surface water drainage: **No**

Sewerage: **Sewerage treatment plant**

Heating



None


Heating features:

Double glazing, Underfloor heating, Wood burner, Air source heat pump, Solar thermal

 **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	Standard
MAX DOWNLOAD	6 Mb
MAX UPLOAD	0.7 Mb
AVAILABILITY	

DETAILS

NAME	Superfast
MAX DOWNLOAD	32 Mb
MAX UPLOAD	6 Mb
AVAILABILITY	

DETAILS

NAME	Ultrafast
MAX DOWNLOAD	Unavailable
MAX UPLOAD	Unavailable
AVAILABILITY	

DETAILS

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

PROVIDER **EE**

COVERAGE Great



DETAILS

PROVIDER **O2**

COVERAGE Great



DETAILS

PROVIDER **Three**

COVERAGE Great



DETAILS

PROVIDER **Vodafone**

COVERAGE Good



DETAILS

NTS Part C

Building safety issues

 No

Restrictions

Source: HM Land Registry

 **Title DN458835 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 DN458835 contains beneficial rights or easements.**

Here is a summary but a property lawyer can advise further:- The land has the benefit of the rights reserved by a Transfer dated 28 August 2014 - Subject to the rights granted by a Deed dated 12 March 1965 made between Owen Rowe and Hilda Mabel Rowe, The Parochial Church Council of the Parish of Broadhempston, and The Exeter Diocesan Board of Finance.

 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

 **No**

Listing and conservation

 No

Accessibility

 Level access, Wide doorways

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 20 Mar 2025

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

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The electronic official copy of the register follows this message.

Please note that this is the only official copy we will issue. We will not issue a paper official copy.



Official copy of register of title

Title number DN458835

Edition date 03.03.2025

- This official copy shows the entries on the register of title on 11 MAR 2025 at 15:48:13.
- This date must be quoted as the "search from date" in any official search application based on this copy.
- The date at the beginning of an entry is the date on which the entry was made in the register.
- Issued on 11 Mar 2025.
- Under s.67 of the Land Registration Act 2002, this copy is admissible in evidence to the same extent as the original.
- This title is dealt with by HM Land Registry, Plymouth Office.

A: Property Register

This register describes the land and estate comprised in the title.

DEVON : TEIGNBRIDGE

- 1 (19.02.2002) The Freehold land shown edged with red on the plan of the above title filed at the Registry and being Sunnymead, Broadhempston, Totnes (TQ9 6BW).
- 2 (04.09.2014) A new title plan based on the latest revision of the Ordnance Survey Map has been prepared.
- 3 (04.09.2014) The land edged and numbered in green on the title plan has been removed from this title and registered under the title number or numbers shown in green on the said plan.
- 4 (04.09.2014) The land has the benefit of the rights reserved by but is subject to the rights granted by a Transfer of the land edged and numbered DN649167 in green on the title plan dated 28 August 2014 made between (1) Jennifer Mary Gardner and (2) Richard James Masters and Christine Nha Uyen Tran.

NOTE: Copy filed under DN649167.

- 5 (04.09.2014) The Transfer dated 28 August 2014 referred to in the Charges Register contains a provision as to boundary structures.

B: Proprietorship Register

This register specifies the class of title and identifies the owner. It contains any entries that affect the right of disposal.

Title absolute

- 1 (29.10.2014) PROPRIETOR: MARTIN JOSEPH CONNELLY and JOANNE MARY WINSER of 5 Berkeley Way, Ivybridge PL21 0YD.
- 2 (29.10.2014) The price stated to have been paid on 17 October 2014 was £192,900.
- 3 (29.10.2014) RESTRICTION: 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.

Title number DN458835

C: Charges Register

This register contains any charges and other matters that affect the land.

- 1 (19.02.2002) The land is subject to the rights granted by a Deed dated 12 March 1965 made between (1) Owen Rowe and Hilda Mabel Rowe (2) The Parochial Church Council of the Parish of Broadhempston and (3) The Exeter Diocesan Board of Finance.

NOTE: Original filed.

End of register