

Address

Source: HM Land Registry

**Bow House****Old Road****Harbertonford****Totnes****Devon****TQ9 7TA**UPRN: **100040300427**

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 Bow House, Old Road, Harbertonford, Totnes (TQ9 7TA).

Title number DN257462.

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: **D**Authority: **South Hams District Council**

NTS Part B

Construction

 **Standard construction**

Property type

 **End-terrace, House**

Floorplan: **To be provided**

Parking

 **Garage**

Electricity

 Mains electricity: **Mains electricity supply is connected.**

 Solar panels: **No**

Other sources: **To be provided**

Water and drainage

 **Connected to mains water supply**

Mains surface water drainage: **Yes**

Sewerage: **Connected to mains sewerage**

Heating

 **Mains gas-powered central heating is installed.**

The system was installed at an unknown date.

 **Wood burner and Double glazing are installed.**

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	4 Mb
MAX UPLOAD	0.6 Mb
AVAILABILITY	

DETAILS

NAME	Superfast
MAX DOWNLOAD	80 Mb
MAX UPLOAD	20 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
SIGNAL STRENGTH	
DETAILS	
PROVIDER	O2
COVERAGE	Great
SIGNAL STRENGTH	
DETAILS	
PROVIDER	Three
COVERAGE	Great
SIGNAL STRENGTH	
DETAILS	
PROVIDER	Vodafone
COVERAGE	Great
SIGNAL STRENGTH	
DETAILS	

NTS Part C

Building safety issues

 No

Restrictions

Source: HM Land Registry

 **Title DN257462 contains restrictions or restrictive covenants.**

Here is a summary but a property lawyer can advise further: - The property cannot be sold or transferred without written consent from Paratus AMC Limited (the lender for the 2007 charge) - The property cannot be sold or transferred without written notice being given to Black Horse Limited, who have a court order against John William Daniels' share

Rights and easements

 **Title DN257462 contains beneficial rights or easements.**

Here is a summary but a property lawyer can advise further:- The right to lay and construct drains and sewers under neighbouring land within 80 years from 5 June 2006 - The right to enter neighbouring land to lay, inspect, maintain, repair, and replace these drains and sewers - The right for water and waste to flow through these drains and sewers

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

Flooding

 Flood risk: **A flood risk has been identified.**

The following risks have been identified - a full environmental search which includes flood risks will provide more detail: - Surface water: Very low - Rivers and sea: Very low - Reservoirs: At risk - Groundwater: Unlikely

 Historical flooding: **History of flooding**

No history of flooding has been reported.

 Flood defences: **Flood defences**

Flood defences are installed.

Coastal erosion risk

 **No coastal erosion risk has been identified.**

Planning and development

 No

Listing and conservation

 No

Accessibility

 None

Mining

 No coal mining risk identified

No mining risk (other than coal mining) identified

Additional information

Loft access

 **The property has access to a loft.**

The loft is uninsulated and boarded and is accessed by: Stairs

Outside areas

 **No outside areas are available**

Specialist issues

-  Asbestos: **No asbestos has been disclosed.**
 -  Japanese Knotweed: **No japanese knotweed has been disclosed.**
 -  Ongoing health or safety issue: **No ongoing health or safety issue has been disclosed.**
 -  Subsidence or structural fault: **No subsidence or structural fault has been disclosed.**
 -  Dry rot, wet rot or damp: **No dry rot has been disclosed.**
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Onward chain

-  **Onward chain**
This sale is not dependent on completion of the purchase of another property.
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Moverly has certified this data

Accurate as of 21 August 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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