



Detached 1930's Home

We are delighted to offer this 1930's Detached HOME with Wrap around Gardens to the Market. This property comes Complete with 4 Bedrooms, Second Bedroom En-suite. Living Room through to a Conservatory, Separate Dining Room, Breakfast Room & Kitchen, Family Bathroom, Downstairs W/C. Off-Road Parking & Garage.

89 Knowles Hill Road | Newton Abbot | TQ12 2PR





PROPERTY TYPE

Detached House



SIZE

1,649 sq ft



LOCATION

Newton Abbot



AGE

1920s to 1930s



BEDROOMS

4



RECEPTION ROOMS

3



BATHROOMS

2



WARMTH

Gas Central Heating



PARKING

Garage, Off Road Parking



OUTSIDE SPACE

Garden, Conservatory



EPC RATING

D (58)



COUNCIL TAX BAND

D



in a nutshell...

- 4 Bedrooms
- Sitting Room through to a Conservatory
- Separate Dining Room
- Kitchen & Breakfast Room
- Family Bathroom, Main En-Suite & Downstairs W/C
- Wrap Around Gardens
- Ample Parking with a Detached Garage
- Close to Local Shops, Schools & Amenities
- Good Transport, Bus, Rail & Motorway Links





the details...

Check out this 1930s detached home on Knowles Hill Road. Offered to the market with no onward chain. This substantial four-bedroom property enjoys far-reaching town and countryside views, beautifully private gardens, ample parking and a detached garage.

Tucked behind wrought-iron gates on an established and sought-after road, this family home sits on a generous plot with wrap-around gardens offering a great deal of privacy. The location is ideal- a short walk from Newton Abbot's vibrant town centre, mainline train station, and excellent schools, with easy road access to the A380 and A38 Devon Expressway.

Step inside via the attractive entrance hallway, you'll find spacious and versatile accommodation filled with natural light. The ground floor comprises a generously sized living room with a feature fireplace and single door into the conservatory, a formal dining room and a separate breakfast room leading into a kitchen. There's also a second conservatory at the rear – perfect as a garden room or hobby space - as well as a cloakroom/WC with utility space for laundry appliances.

Upstairs are four well-proportioned bedrooms. The main bedroom includes a modern en-suite shower room, and the second bedroom features dual-aspect windows with stunning views towards Highweek Church and Wolborough Hill, as well as built-in wardrobes and a vanity unit. The third is a spacious double with similar views, while the fourth is a generous single room. A family bathroom with a shower-over-bath completes the first floor.

Outside, the front garden has been beautifully maintained with mature trees and borders that provide excellent screening. The brick-paved driveway accommodates multiple vehicles and leads to a detached single garage with power. The gardens also feature a lawned area, a patio with a pond, a wooden pergola, and well-stocked flower beds, creating a peaceful outdoor retreat with plenty of space to entertain or relax.

Additional features include gas central heating via a recently installed Worcester boiler, double glazing throughout, external lighting.

Council Tax: Currently Band E
Tenure Freehold

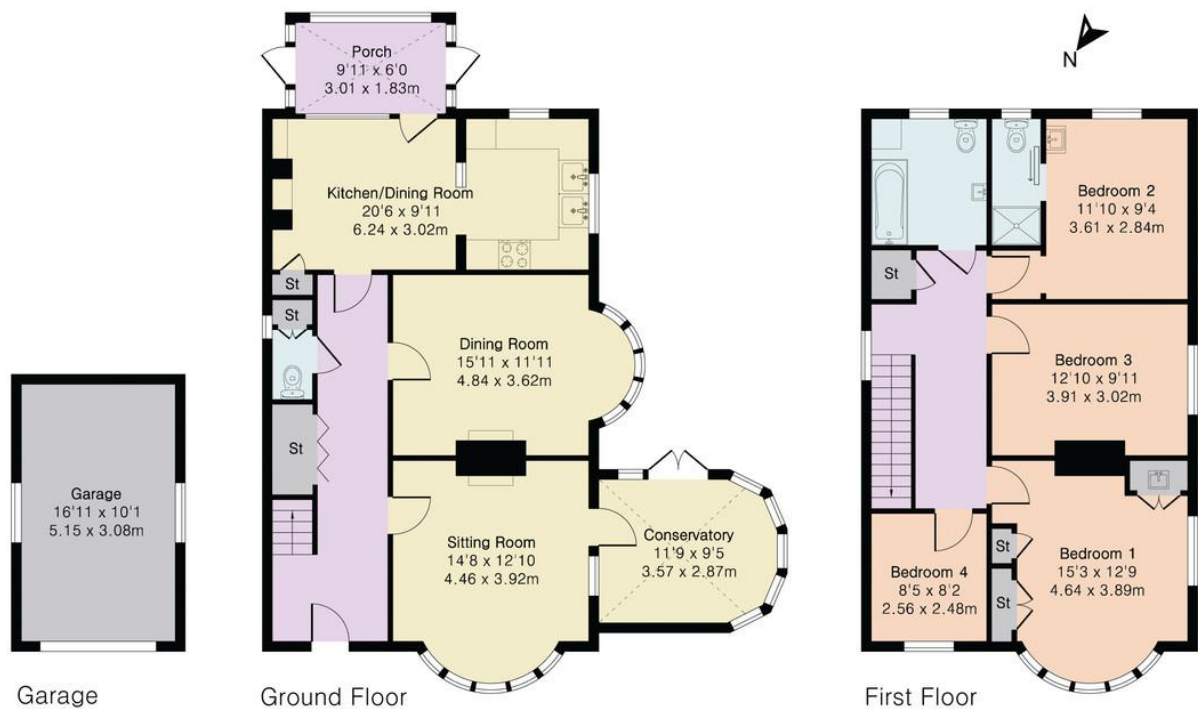
the floorplan...

**Approximate Gross Internal Area 1649 sq ft - 153 sq m
(Excluding Garage)**

Ground Floor Area 919 sq ft – 85 sq m

First Floor Area 730 sq ft – 68 sq m

Garage Area 171 sq ft – 16 sq m



Our note. For clarification we have prepared these sales particulars as a general guide and have not carried out a detailed survey nor tested the services, appliances or fittings. Room sizes should not be relied upon for carpets or furnishings. If there are any important matters which are likely to affect your decision to buy, please contact us before viewing this property. These particulars, whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in the employment of Complete Property Services has the authority to make or give any representation or warranty in respect of the property.

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the location...

Situated on Knowles Hill Road in the popular Broadlands area of Newton Abbot, this attractive property benefits from a peaceful residential setting and excellent local connections. Newton Abbot's town centre is just a short walk or drive away, offering a wide range of shops, schools, parks, medical services and also the mainline railway station providing swift links to Exeter, Torbay, and beyond.





Need a more complete picture? Get in touch with your local branch...

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