

Address

Source: HM Land Registry

✓ **Mandalay**
Glebe Field
Thurlestone
Kingsbridge
Devon
TQ7 3NA

UPRN: **100040285475**

EPC

Source: GOV.UK

✓ Current rating: **E**

Potential rating: **C**

Current CO2: **4.7 tonnes**

Potential CO2: **2 tonnes**

EPC certificate number: **4636-9122-2500-0286-9296**

Expires: **15 February 2036**

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 Mandalay, Glebe Field, Thurlestone, Kingsbridge (TQ7 3NA).
Title number DN240687.
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

👤 **Semi-detached, Bungalow**

Number of floors: **1**

Floorplan: **To be provided**

Parking

⚠️ **Driveway**

Dropped kerb access: **To be provided**

Electricity

Mains electricity: **Mains electricity supply is connected**
Mains electricity supply: Yes

Water and drainage

Connected to mains water supply
Mains surface water drainage: **Yes**
Sewerage: **Connected to mains sewerage**

Heating

Oil-powered central heating is installed
Heating system: Oil-powered central heating

Double glazing is installed
Other heating features: Double glazing

Broadband

Source: Ofcom

The property has Superfast broadband available
Broadband speed: Superfast

Standard	4 Mb	0.6 Mb	
Superfast	80 Mb	20 Mb	
Ultrafast	Unavailable	Unavailable	

Mobile coverage

Source: Ofcom

	EE	Great	
	O2	Great	
	Three	OK	
	Vodafone	Great	

NTS Part C

Building safety issues

No

Restrictions

Source: HM Land Registry

Title DN240687 contains restrictions or restrictive covenants
Restrictive covenants (Title DN240687): **Present**

Rights and easements



Title DN240687 contains beneficial rights or easements

Here is a summary but a property lawyer can advise further:- The property has a right of way to use the road and pavements leading to it. This is an easement, which is a legal right to use a specific part of someone else's land for a particular purpose.

- The owner of the neighbouring land has the right for their water and sewage to pass through pipes and drains located under this property.
- Neighbours have the right to enter the land to repair or clean these shared drains, provided they fix any damage they cause and contribute to the costs.



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



Private right of way through and/or across your house, buildings or land: **To be provided**

Flooding



Flood risk: **No flood risk has been identified**

Flood risk: No



Historical flooding: **History of flooding**

History of flooding: No



Storm, fire and flood damage: **To be provided**



Flood defences: **Flood defences**

Flood defences: Yes

Coastal erosion risk



No coastal erosion risk has been identified

Coastal erosion risk: No

Planning and development



No

Neighbour 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.

Loft boarded

No

Loft insulated

Yes

Access details

Steep ladder.

Outside areas



Outside areas: Front garden, Side garden, and Rear garden

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.**
-  Wells, ditches and shafts: **To be provided**
-  Damaged or exposed electrics: **To be provided**
-  Damage to flooring or staircases: **To be provided**
-  Known areas in poor condition: **To be provided**

Onward chain

-  **Onward chain**
This sale is not dependent on completion of the purchase of another property.

Warranties and guarantees

-  New home warranty: **To be provided**
-  Roofing work: **To be provided**
-  Damp proofing treatment: **To be provided**
-  Timber rot or infestation treatment: **To be provided**
-  Central heating and plumbing: **To be provided**
-  Double glazing: **To be provided**
-  Electrical repair or installation: **To be provided**

Insurance claims

-  Insurance claims: **To be provided**

Other material issue

-  Other material issue: **To be provided**



Moverly has certified this data

Accurate as of 25 August 2026

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