

Address

Source: HM Land Registry

✓ Sunnybank
Broadhempston
Totnes
Devon
TQ9 6BQ
UPRN: 10032956002

EPC

Source: GOV.UK

✓ Current rating: **D**
Potential rating: **D**
Current CO2: **5.4 tonnes**
Potential CO2: **4.7 tonnes**
EPC certificate number: **0340-2577-9580-2695-7331**
Expires: **14 August 2035**

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 Sunnybank, Broadhempston, Totnes (TQ9 6BQ).
Title number DN212493.
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: **Teignbridge District Council**

NTS Part B

Construction

👤 **Standard construction**

Property type

👤 **Detached, Bungalow**
Floorplan: **To be provided**

Parking

⚠️ **Off Street, Covered**
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 and Wood burner are installed

Other heating features: Double glazing and Wood burner

Broadband

Source: Ofcom



The property has Superfast broadband available

Broadband speed: Superfast

Standard	6 Mb	0.7 Mb	
Superfast	48 Mb	8 Mb	
Ultrafast	Unavailable	Unavailable	

Mobile coverage

Source: Ofcom



EE

OK



O2

Great



Three

OK



Vodafone

Good



NTS Part C

Building safety issues



No

Restrictions

Source: HM Land Registry



Title DN212493 contains restrictions or restrictive covenants

Restrictive covenants (Title DN212493): **Present**

Rights and easements



Title DN212493 contains beneficial rights or easements

Here is a summary but a property lawyer can advise further:- The property has the benefit of 'easements', which are legal rights to use a neighbour's land for specific purposes. This includes the right to use pipes and drains for water and sewage that run through the neighbouring property (The Post Office Churchill House).

- The property has a legal right to be physically supported by the neighbouring property.
- There is a permanent right of way for the owner to use the steps leading from the public road to the property.



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

-  **In a conservation area**
Conservation area 06/00026/CONARA: Broadhempston.

Accessibility

-  **None**

Mining

-  **No coal mining risk identified**
No mining risk (other than coal mining) identified

Additional information

Price paid

Source: HM Land Registry

-  **£332,500 (DN212493)**
Paid on 25 January 2013
The price stated to have been paid on 10 January 2013 for the land in this title and other property was £332,500.

Loft access

-  **The property does not have access to a loft.**

Outside areas

-  **Outside areas: Front garden, Rear garden, and Side 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 21 September 2026

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