



4 MOOR VIEW, LANDSCOVE



4 MOOR VIEW

LANDSCOVE • DEVON

Set in the heart of Landscope, 4 Moor View is a detached three-bedroom home offering generous proportions, a garden, garage and parking — with plenty of opportunity for its next owner to make it their own.

The accommodation has an easy, practical flow, from the generous sitting room through to the sociable kitchen and breakfast room, where French doors open onto the garden. Upstairs, three well-proportioned bedrooms provide room for family, guests or working from home.

With village life on the doorstep, Totnes, Ashburton and Dartmoor all within easy reach, and no onward chain, this is an exciting opportunity to begin a new chapter in a particularly appealing South Devon village.



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Welcome



There is an immediate sense of possibility at 4 Moor View, and the sitting room gives a great introduction to the generous proportions found throughout the house.

Generous enough for comfortable everyday living, the room enjoys natural light from two aspects, while the brick open fireplace provides a strong focal point. There is plenty of room to create distinct areas for relaxing, reading or simply gathering together at the end of the day.

The staircase rises from the room, while the view through towards the kitchen and garden beyond gives the ground floor a natural sense of connection. The interior offers scope for a new owner to introduce their own style, but the underlying ingredients are already in place — good proportions, plenty of light and a layout that feels straightforward and easy to live with.





The kitchen and breakfast room sits naturally at the heart of the ground floor, creating a sociable link between the main living space and the garden beyond. Arranged with a range of fitted units and generous work surfaces, there is plenty of room for everyday cooking alongside space to sit, eat and catch up. French doors open directly onto the rear patio, allowing the room to extend outside during the warmer months and bringing natural light into the space.

There is clear potential here for a future owner to rethink the kitchen over time, whether retaining the existing arrangement or creating something more contemporary to suit their own way of living. Beyond the kitchen, the separate utility room is a particularly useful addition, providing further storage and practical working space together with its own access outside.



Upstairs, the accommodation continues to feel well balanced, with three bedrooms arranged around the central landing. The principal bedroom has ample room for freestanding furniture, while the second bedroom is another comfortable room that would work equally well for family or visiting guests. The third bedroom, with its sloping ceiling, has an individual feel of its own and offers useful versatility — equally suited to a bedroom, study, creative space or occasional guest room.





The three bedrooms are served by the family bathroom, positioned conveniently from the first-floor landing. Fitted with a white suite, the room includes a P-shaped bath with electric shower over and separate hand-held shower attachment, together with a wash basin and WC. Bright and practical, the room serves the house well while also offering the opportunity to introduce a fresh scheme in time — another space where the next owner can gradually make their mark.

It is another example of what makes 4 Moor View interesting — the essentials are already here, leaving its next owners free to make changes at their own pace and to their own taste.



Outside

The outside space gives the house another dimension, providing somewhere to sit, dine and enjoy being outdoors without the demands of a particularly large garden.

French doors from the kitchen open directly onto the level patio immediately behind the house, creating an easy connection between inside and out. It is naturally placed for a table and chairs, whether for breakfast outside, an evening meal or simply somewhere to sit with a coffee.

Steps rise from the patio to the garden beyond, with established planting and mature greenery creating a softer backdrop around the space. There is also a smaller lawned area with planting to the front of the house.

A single garage is positioned within a nearby block, accompanied by an associated off-road parking space — valuable additions to a home in the heart of the village.



Key Facts for Buyers

TENURE - Freehold with no onwads chain.

COUNCIL TAX BAND - D

EPC - E

SERVICES

The property has mains electricity and water. There is shared private drainage. The property has oil-fired central heating.

BROADBAND

Superfast Broadband is available but for more information please click on the following link - [Open Reach Broadband](#)

MOBILE COVERAGE

Check the mobile coverage at the property here - [Mobile Phone Checker](#)

MORE INFORMATION FOR BUYERS

For more information on this property, please click the link below -

[Key Facts for Buyers - click here](#)

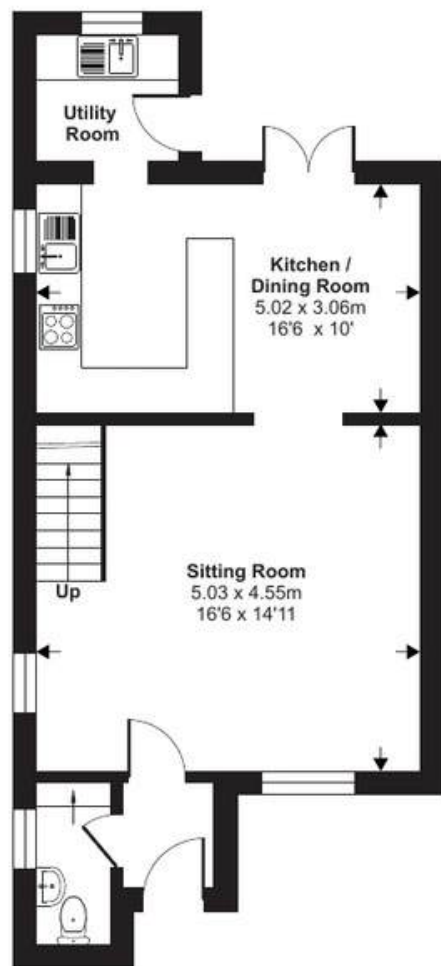
You can see the title deed, plot size, square footage, aerial view, broadband speeds, and lots of other information relating to this property including school information and transport links.

VIEWINGS

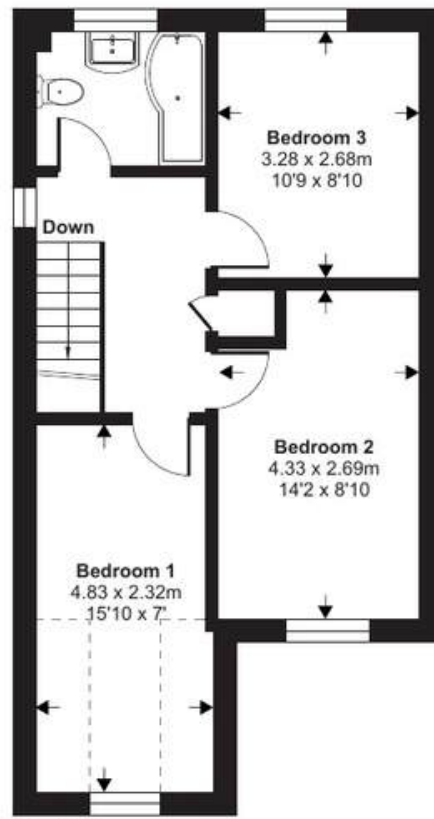
Strictly by appointment with the award winning estate agents, Sawdye & Harris, at Dartmoor Office - 01364 652652 Email - hello@sawdyeandharris.co.uk

If there is any point, which is of particular importance to you with regard to this property then we advise you to contact us to check this and the availability and make an appointment to view before travelling any distance.

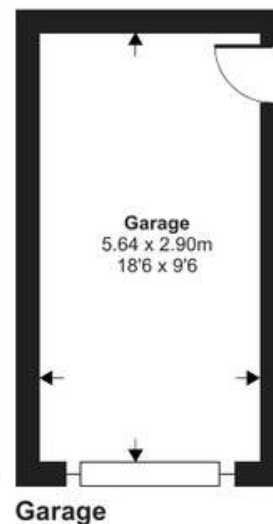




Ground Floor



First Floor



Garage

Denotes restricted head height

Approximate Area = 943 sq ft / 87.6 sq m

Limited Use Area(s) = 34 sq ft / 3.1 sq m

Garage = 176sq ft / 16.3 sq m

Total = 1153 sq ft / 107 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © ntdhecom 2026.

Additional information for Buyers

AML REGULATIONS AND REFERRAL FEES

We may refer buyers and sellers through our conveyancing panel. It is your decision whether you choose to use this service. Should you decide to use any of these services we may receive an average referral fee of £100 for recommending you to them. As we provide a regular supply of work, you benefit from a competitive price on a no purchase, no fee basis. (excluding disbursements).

We also refer buyers and sellers to our mortgage broker. It is your decision whether you choose to use their services. Should you decide to use any of their services you should be aware that we would receive an average referral fee of up to £250 from them for recommending you to them.

You are not under any obligation to use the services of any of the recommended providers, though should you accept our recommendation the provider is expected to pay us the corresponding Referral Fee.

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THE DIGITAL MARKETS, COMPETITION AND CONSUMERS ACT 2024,

All measurements, floorplans, and land plans are provided for illustrative purposes only and are approximate. Measurements are quoted in imperial with metric equivalents, for general guidance only. While every effort is made to ensure accuracy, these sales particulars must not be relied upon, and all details should be confirmed by the buyer's solicitor or surveyor. Sawdye & Harris has not tested any services, systems, or appliances and no guarantee can be given regarding their condition or working order. Photographs are for marketing purposes only. Fixtures and fittings shown may not be included unless specifically stated. Some items may be available by separate negotiation. If there are important matters which are likely to affect your decision to buy, please contact us before viewing the property.

The Digital Markets, Competition and Consumers Act 2024, which came into force in April 2025, sets out new standards for transparency in property marketing. It requires estate agents to provide clear, accurate, and complete material information to help consumers make informed decisions.

At Sawdye & Harris, we are committed to full compliance with this legislation. The information contained in this brochure is provided in good faith, based on details supplied by the seller and/or sourced from publicly available data such as HM Land Registry.

Please note:

- * All information should be verified by the buyer's solicitor as part of the conveyancing process.
- * Descriptions, property details, and material facts are provided as accurately as possible but are not guaranteed and should not be relied upon as statements of fact.
- * Any legal rights, boundaries, or planning permissions should be confirmed via your legal adviser.

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Landscope is one of those South Devon villages that feels genuinely discovered rather than simply arrived at. Tucked into the countryside between Ashburton and Totnes, it sits among quiet lanes, wooded valleys and open farmland, with a strong sense of community and an appealingly unhurried pace of life.

At the heart of the village are St Matthew's Church and Landscope Church of England Primary School, an important part of village life and a real asset for families looking to settle locally. The Live & Let Live pub also remains part of the village fabric and is currently opening one day a week, providing a welcome local meeting place. The surrounding countryside is immediately accessible, with footpaths and bridleways threading through fields and woodland, while Dartmoor National Park is within easy reach. It is a setting that lends itself naturally to walking, cycling and time outdoors, with the landscape beginning almost from the village itself.

Despite its rural position, Landscope is well placed for everyday amenities. Ashburton is just a short drive away and offers a particularly good range of independent shops, cafés, restaurants, galleries and useful day-to-day services. Totnes is also readily accessible, with its vibrant independent scene, markets and mainline railway station.

For those travelling further afield, the A38 provides straightforward links towards Exeter and Plymouth, while the South Devon coast, including Slapton and Blackpool Sands, is within comfortable reach for days out and summer evenings.

About... Landscope



It is this combination of countryside, community and convenience that gives Landscope much of its appeal – a peaceful village setting with its own primary school and pub, yet with some of South Devon's best-loved towns, Dartmoor and the coast all close at hand.



SAWDYE & HARRIS
CELEBRATING 175 YEARS

4 MOOR VIEW

LANDSCOPE



SCAN ME
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A
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Our team would love to show you around

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