



Honeysuckle Drive

Tavistock

Guide Price £330,000



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## Honeysuckle Drive

Tavistock

A beautifully presented, three bedroom, semi-detached home with driveway parking and enclosed spacious rear garden on a popular modern development on the fringe of Tavistock.

Situated in the Broadleigh Park development, this pretty property would make an ideal family home, first time buy or perfect for those looking to downsize without compromising on space.

Downstairs accommodation comprises a bright kitchen/diner with plenty of wall and base units and space for a family dining table, a useful cloakroom WC and a good sized living room with patio doors opening onto the garden.

Upstairs the master bedroom includes built-in wardrobes and an en-suite shower room, bedroom two is also a good sized double, again with built in wardrobes, and there is a further good sized single bedroom. The family bathroom has a modern white suite with bath and shower over.

Outside the garden is level and mainly laid to lawn with a patio area ideal for alfresco dining in the warmer months, and access via wooden gate to the parking area at the side of the property.





### Hallway

### Kitchen/Diner

15'11" x 8'8" (4.87 x 2.66)

### Living Room

16'0" x 10'2" (4.88 x 3.12)

### Downstairs WC

### Bedroom One

12'5" (max) x 8'11" (3.79 (max) x 2.73)

### En-Suite

### Bedroom Two

9'11" x 8'11" (3.04 x 2.74)

### Bedroom Three

8'2" x 6'8" (2.50m x 2.04m)

### Bathroom

6'8" x 6'3" (2.05 x 1.93)

### Tenure

Freehold

### Council Tax Band

C

### EPC

B84

### Services

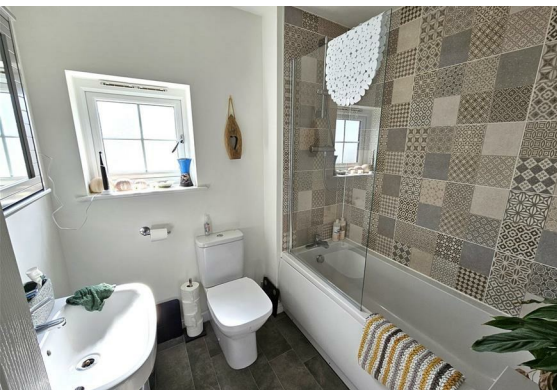
Mains gas, electricity, drainage and metered water.

### Situation

Tavistock is an ancient stannary and market town located on the edge of the Dartmoor National Park. The town offers a wide range of local and national shops whilst also boasting the renowned pannier market, riverside park, leisure centre and theatre. The area is excellent for visitors both to see the town itself and for exploring the surrounding countryside, the wild Dartmoor scenery and the many neighbouring pretty villages and a variety of National Trust properties. There are exceptional educational facilities in both the state and private sector. The town itself has fantastic sporting facilities including, tennis courts, a bowls club, athletics track and various football pitches. For golf enthusiasts, there are excellent golf courses nearby, at Yelverton and Tavistock and St. Mellion. There are also opportunities to fish by arrangement on a number of local rivers, including the Walkham, Tavy and Tamar.

### Directions

From Tavistock Town Centre, proceed along West Street until the mini roundabout. Take the second turn up the hill past the hospital. Follow the road round the bend and turn left into the Broadleigh Park development. Follow Honeysuckle Drive round to the right and after a short distance, the property can be found on your right.



## Floor Plan



## Viewing

Please contact our View Property Tavistock Office on 01822 614614 if you wish to arrange a viewing appointment for this property or require further information.

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## Area Map



## Energy Efficiency Graph

