



Luscombe Maye

Since 1873

**Valley View,**  
Guide Price £785,000

3 2 2



- Detached country home with countryside views
- Oak flooring and matching oak door frames
- Ground floor bedroom & shower room (ideal for multi-generational living)
- Rural setting with far-reaching views
- Driveway, Garages , Additional Parking
- Driveway, Two Garages, Additional Parking
- South-facing decked terrace
- Utility room
- Potentially no onward chain





Approximate Gross Internal Area 1751 sq ft - 162 sq m  
 (Including Garage & Excluding Outbuilding)  
 Ground Floor Area 988 sq ft - 92 sq m  
 First Floor Area 533 sq ft - 49 sq m  
 Garage Area 230 sq ft - 21 sq m  
 Outbuilding Area 244 sq ft - 23 sq m

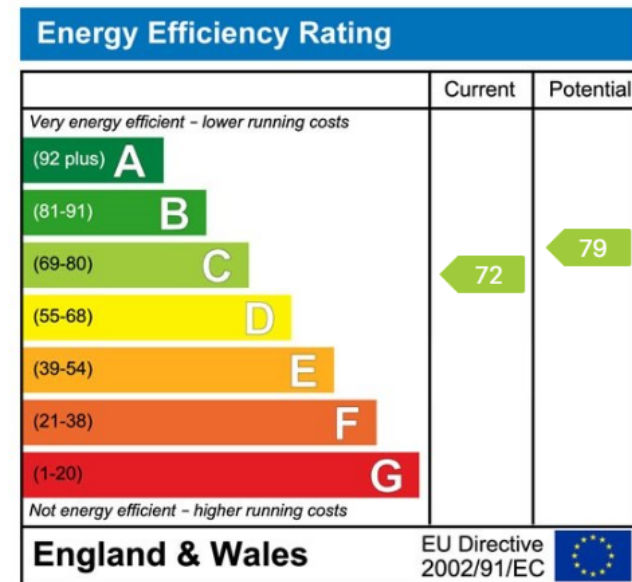


PINK PLAN

Floor plans produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure seen is for initial guidance only and should not be relied on as a basis of valuation.



A well-presented detached country home enjoying far-reaching countryside views, offering versatile accommodation, multiple outbuildings, two garages, and a south-facing decked terrace. Positioned in a desirable rural setting, the property also benefits from a area of land with potential for a variety of uses. Potentially available with no onward chain.



Important Notice: Luscombe Maye gives notice that: 1. These particulars do not constitute an offer or contract or part thereof. 2. All descriptions, photographs and plans are for guidance only and should not be relied upon as statements or representations of fact. All measurements are approximate and not necessarily to scale. Any prospective purchaser must satisfy themselves of the correctness of the information within the particulars by inspection or otherwise. 3. Luscombe Maye does not have any authority to give any representations or warranties whatsoever in relation to this property (including but not limited to planning/building regulations), nor can it enter into any contract on behalf of the Vendor.



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