



Hazel Lane, Ivybridge, PL21 0ZA

CHRISTOPHER'S
SOUTH HAMS



Christopher's South Hams are delighted to market this immaculately presented 4-bedroom semi-detached home. With a pretty curb appeal and stone frontage, you are welcomed straight into the entrance hall. The spacious sitting room is showered in natural light from its south-facing aspect and currently bathed in teal green to offer a more intimate ambience. Flowing through to the incredibly bright kitchen/breakfast room that hosts a wealth of storage and integrated appliances behind glossy dove-grey units that are enhanced by dark work surfaces to bring a very modern feel. Double doors bridge the gap to the garden patio, extending the space to share time with family and friends.

On the first floor, there are three bedrooms; a double and two singles – each perfectly decorated to emphasise how contemporary this home is. A family bathroom, flawlessly presented in muted grey and brilliant white tones, completes this floor. Hidden behind a door to another staircase, is the most impressive principal suite greeting you on the second floor. Natural light sweeps in from its super dual aspect and a deep ocean blue backdrop beautifully contrasts with the crisp, white walls creating a delicious boutique atmosphere. This is further complimented by the luxurious ensuite shower-room immersed in calming tones with accents of the same ocean blue.

Outside, there is a driveway with space for 2 vehicles and a side path with pedestrian gate invites you to the rear garden. First there is the patio, tucked beside the kitchen double doors and a great entertaining space, enclosed by attractive stone walling and fencing. Underneath a chocolate-box, rose-covered archway is the elevated garden. Exquisitely designed with a central lawn, gravel path surround, raised decking and beds to nurture all offering plenty of spaces to enjoy, potter and unwind. This deceptively spacious home is of 'turn-key' quality and Christopher's cannot wait to show it off.

Key Features

- Semi-Detached
- Immaculately Presented Throughout
- Downstairs Cloakroom
- 4 Bedrooms including Grand Principal Suite with Views
- Luxurious Family Bathroom & Ensuite
- Beautifully Designed Garden
- Parking
- Remainder of NHBC Warranty

Situation & Amenities

With the pretty River Erme flowing from the moors through the middle of the town, Ivybridge is family-orientated with a rich heritage of traditional industries such as milling and cloth making that are still celebrated today. As well as its fascinating history, Ivybridge offers adventure. The idyllic countryside and moorland offer miles of magnificent walking trails out of the town, whilst in the town itself you'll find pubs, eateries and a variety of shops and supermarkets. The property sits within walking distance of the train station, town centre, nearby recreation field, and both primary and secondary schooling.

There is a good choice of primary schools all within the catchment of the renowned Ivybridge Community College with its World Class Quality Mark Award. There are several places of worship with noteworthy histories, GP and Dental Surgeries, a Minor Injuries Unit, two leisure centres with swimming pools, fitness suites, and various health classes. The charming Watermark with its welcoming library, IT suite, cinema, theatre, coffee shop and conference facilities as well as the ever-popular Ivybridge Rugby, Football, Cricket, and Tennis clubs all add to the community focus of the town. Ivybridge certainly has a wealth of opportunities to welcome you and with its very own train station there are excellent transport links to Plymouth, Exeter, and London with all the amenities that larger cities can offer.

Services: All Mains Services Connected. **Tenure:** Freehold.

Due to the rural location here in the South Hams, Broadband & Mobile phone coverage can vary so please take a look at the Ofcom & OpenReach websites for more details about availability & coverage.

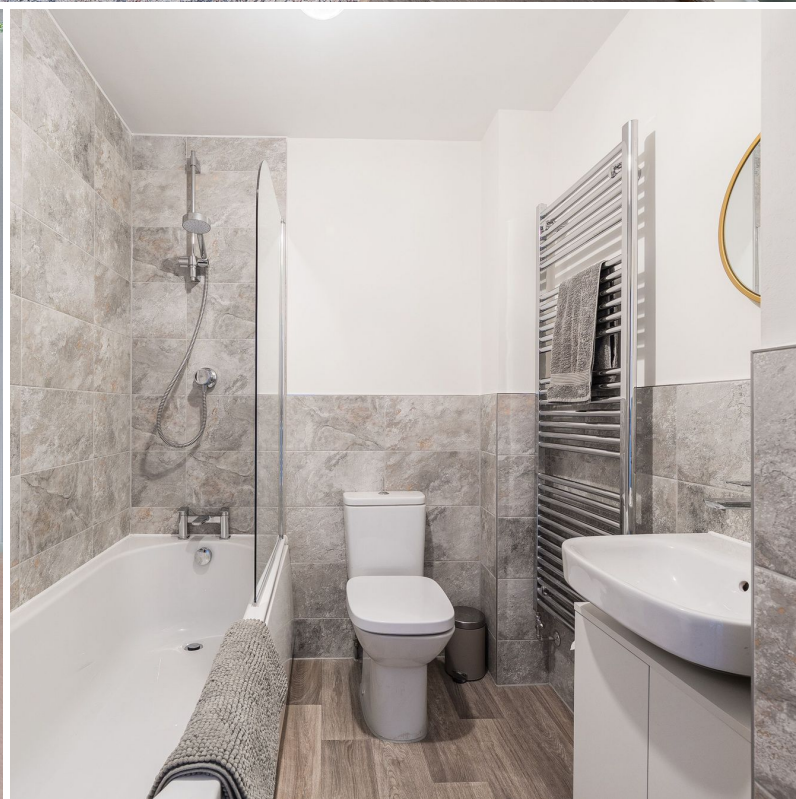
Local Authority:

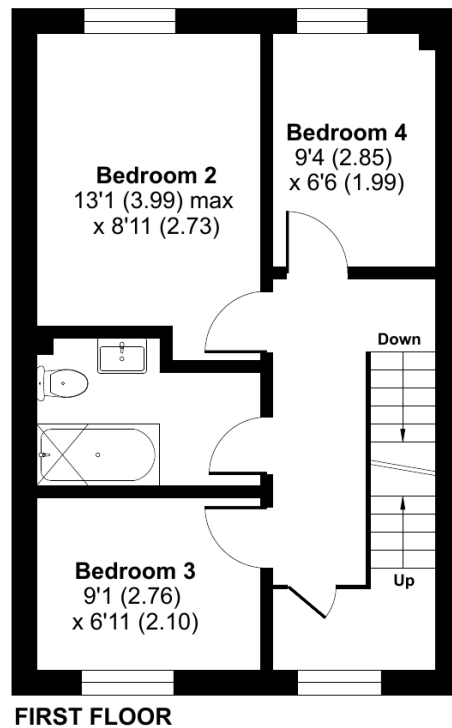
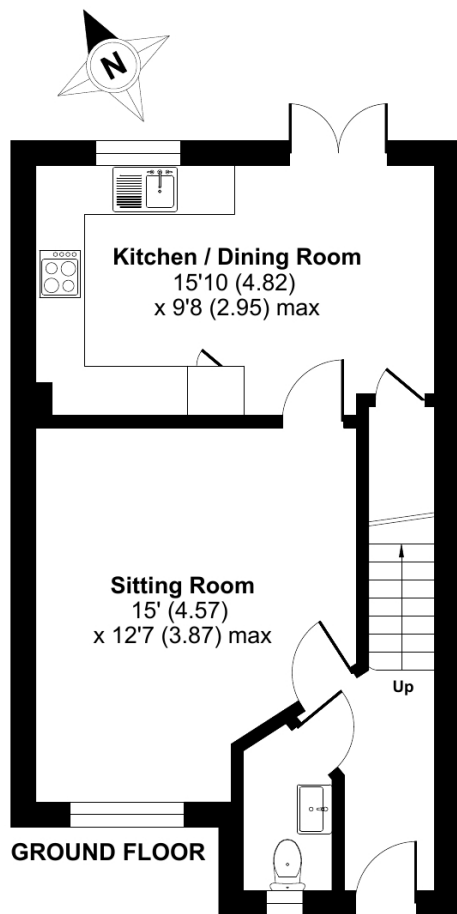
South Hams District Council,
Follaton House, Totnes, TQ9 5NE

Council Tax Band: D

Viewings:

Strictly by appointment through
Christopher's South Hams
01752 746 550





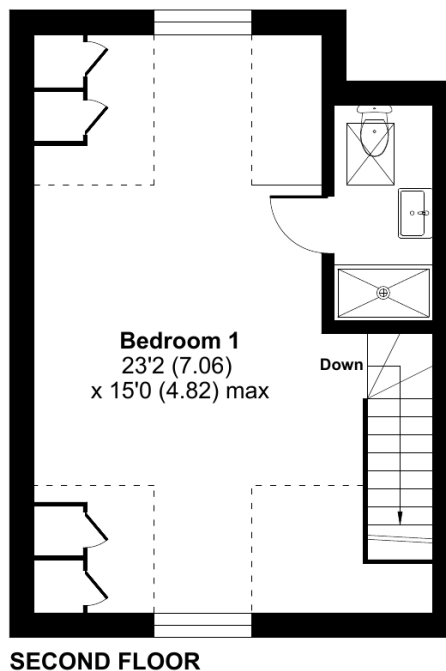
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Approximate Area = 1098 sq ft / 102 sq m

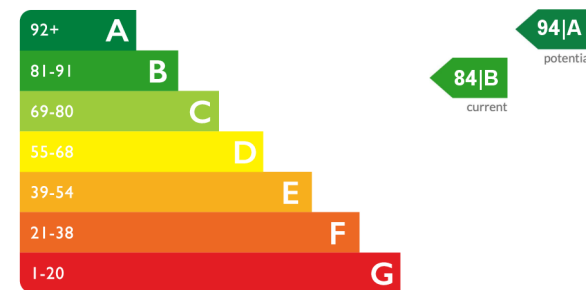
Limited Use Area(s) = 100 sq ft / 9.2 sq m

Total = 1198 sq ft / 111.2 sq m

For identification only - Not to scale



Energy Efficiency Rating



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © ncthemcom 2026. Produced for Christopher's South Hams Ltd. REF: 1487293



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