9 Venn Lane Stoke Fleming

Dartmouth

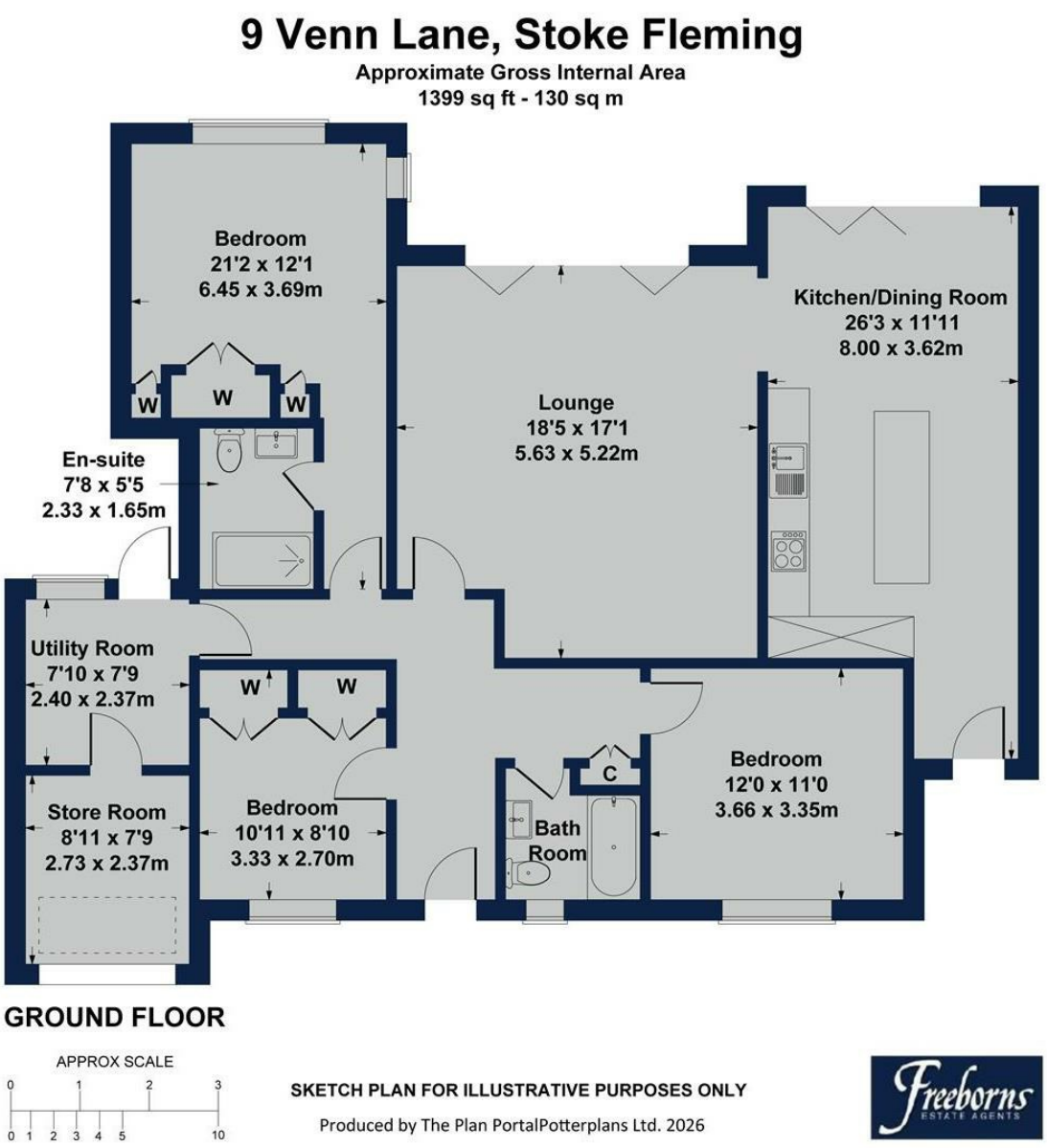
Price £495,000

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9 Venn Lane, Stoke Fleming

Approximate Gross Internal Area
1399 sq ft - 130 sq m



GROUND FLOOR

APPROX SCALE

0 1 2 3

0 1 2 3 4 5 10

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

Produced by The Plan PortalPotterplans Ltd. 2026







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9 Venn Lane Stoke Fleming, Dartmouth, TQ6 0QH

One of Stoke Fleming's finest bungalows. Level, sunny and pride of ownership reflected throughout. The property benefits from a large driveway, utility room and landscaped garden.

DIRECTIONS

From Dartmouth travel up College Way on the A379 to Townstal Road. Follow the A379 on to Yorke Road, sign posted to Stoke Fleming. Continue to Stoke Fleming, past the village hall on your right, then drive down Ravensbourne Lane on your right. Continue down, then turn right onto Venn Lane, carry on past Harefield Drive, past Bay View Close.No.9 will be along on your right.

THE ACCOMMODATION COMPRISES:

(ALL MEASUREMENTS APPROX)

ENTRANCE HALL

Spacious with plenty of room to meet and greet.

BEDROOM ONE

To the left of the Entrance Hall is a spacious single, with fitted wardrobes. The current bed does pull out to be a double when the family arrive.

BEDROOM TWO

To the right of the Entrance Hall is a lovely double with views over the front patio and garden.

BEDROOM THREE

The principal bedroom is located on the south side of the home with lovely views of the garden. Being slightly distanced from the other bedrooms this does offer an extra element of privacy. The en-suite has a shower, wash hand basin/vanity, heated towel rail and W.C.

FAMILY BATHROOM

This is fully tiled with a full-sized bath with a shower above. It has a wash hand basin, heated towel rail and W.C.

KITCHEN

Bright and sunny with its own stable door to the front patio and open plan with the dining, which has its own bifold doors to the rear south facing garden, this will be the beating heart of this wonderful home. It has composite marble work tops offering plenty of space to prepare meals. There is a central island with 2 stools for informal dining. It has an under-bench dishwasher, electric hob and electric oven and a freestanding Montpeller fridge/freezer.

SITTING ROOM

This gracious room, which flows seamlessly from the hall to the dining area has bifold doors which are perfect for these balmy summer days. There is plenty of wall space for the family heirlooms to fit against and to hang those old masters and paintings of family members.

UTILITY ROOM

The room every home needs, but seldom has? The vendor is leaving the washing machine and drier and an upright fridge/freezer. There is access to the garden and to the garage. The garage is small but does offer that excellent extra storage.

OUTSIDE

Immaculately presented. Designed with the emphasis on low maintenance. The bifold doors take you to a deck which overlooks a private garden of lawn, mature shrubs and herbaceous borders.

OWNERS COMMENTS

We came here in 2021, at first, we thought it was a small bungalow, but what a huge surprise when we walked in the door! So much space and with bi-fold doors both in the sitting room and kitchen onto the terrace, we fell in love with No.9 straight away.
The garden is just the right size and manageable, with the sun all day long, views of the sea and a lovely spot to have a drink on the terrace. Owning a camper van, we thought we had struck gold with all the parking space to the front of the house. Plenty of space for cars and "the camper". And no complaints from our neighbours when we parked the camper van. The neighbours are just wonderful, yes, we have been very happy here, just loved it.
Dartmouth is only yes and half miles away with all you need, Sainsburys, Lidles, Medical Centre and a Pharmacy. I will be sad to leave, but it is now too big for me on my own.

SERVICES

Electricity, water and drainage are connected.

LOCAL AUTHORITY

South Hams District Council

COUNCIL TAX BAND: D

EPC: D

CONSUMER PROTECTION FROM UNFAIR TRADING

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regards to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested parties are advised to check availability and make an appointment to view before travelling to see a property.











