

### Address

Source: HM Land Registry

#### The Studio Flat

Thornlea Mews

Hope Cove

Kingsbridge

Devon

TQ7 3HB

UPRN: 10009312231

### EPC

Source: GOV.UK

#### Current rating: **D**

Potential rating: **B**

Current CO2: **0.4 tonnes**

Potential CO2: **0.1 tonnes**

Expires: **14 January 2036**

[!\[\]\(1f56542a42e2413e44a2b2023033aa2e\_img.jpg\) View certificate on GOV.UK](#)

[!\[\]\(19d44b37fb4fa155bf9d60c77a3d3cb2\_img.jpg\) Download EPC report](#)

## NTS Part A

### Tenure

Source: HM Land Registry

#### Freehold

The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being Unit 13 Thornlea Mews, Hope Cove, Kingsbridge, (TQ7 3HB).

Title number DN507973.

Absolute Freehold is the class of tenure held by HM Land Registry.

#### Tenure marketed as: **Freehold**

 Council Tax band: **A**

Authority: **South Hams District Council**

---

## NTS Part B

---

### Construction

 **Standard construction**

---

### Property type

 **Semi-detached, House**

Number of floors: **1**

Has lift: **No**

Over commercial premises: **No**

Floorplan: **To be provided**

---

### Parking

 **Communal**

---

### Electricity

 Mains electricity: **Mains electricity supply is connected.**

---

### Water and drainage


 **Connected to mains water supply**


Mains surface water drainage: **Yes**

Sewerage: **Connected to mains sewerage**

---

## Heating

 Room heaters only - no central heating system.







 Double glazing is installed.

---

 **The property has Superfast broadband available.**

The connection type is "FTTC (Fibre to the Cabinet)".

These are the fastest estimated speeds predicted in this area provided by Ofcom. Actual service availability at a property or speeds received may be different.

NAME	Standard
MAX DOWNLOAD	5 Mb
MAX UPLOAD	0.6 Mb
AVAILABILITY	
DETAILS 	
NAME	Superfast
MAX DOWNLOAD	80 Mb
MAX UPLOAD	20 Mb
AVAILABILITY	
DETAILS 	
NAME	Ultrafast
MAX DOWNLOAD	Unavailable
MAX UPLOAD	Unavailable
AVAILABILITY	
DETAILS 	

# Mobile coverage

Source: Ofcom



PROVIDER EE

COVERAGE Great

SIGNAL STRENGTH

DETAILS

PROVIDER O2

COVERAGE Great

SIGNAL STRENGTH

DETAILS

PROVIDER Three

COVERAGE Unavailable

SIGNAL STRENGTH

DETAILS

PROVIDER Vodafone

COVERAGE OK

SIGNAL STRENGTH

DETAILS

---

## Building safety issues

 **No**

---

## Restrictions

Source: HM Land Registry

 **Title DN507973 contains restrictions or restrictive covenants.**


Here is a summary but a property lawyer can advise further: - The Transfer dated 9 December 2004 contains covenants and provisions affecting light or air and boundary structures. The register does not quote the full wording, so the exact restrictions (for example limits on building, fence or boundary works, or requirements to maintain boundary structures) are not shown and must be checked in the Transfer.

---

## Rights and easements

 **Title DN507973 contains beneficial rights or easements.**


Here is a summary but a property lawyer can advise further:- The land 'has the benefit of the rights granted' and is 'subject to the rights reserved' by the Transfer dated 9 December 2004 (the register records there are rights both granted and reserved but does not give the exact wording). The Transfer also contains provisions as to light or air which may be rights to receive light/air from neighbouring land. Specific rights (such as rights of way, access, or services) are not detailed on the register and must be checked in the Transfer.

 Public right of way through and/or across your house, buildings or land: **No**

---

## Flooding

 Flood risk: **No flood risk has been identified.**

 Historical flooding: **History of flooding**

No history of flooding has been reported.

 Flood defences: **Flood defences**

Flood defences are installed.

---

## Coastal erosion risk

 **No coastal erosion risk has been identified.**

---

## Planning and development

 **No**

---

## Listing and conservation

 No

---


## Accessibility

 Level access

---

## Mining

 No coal mining risk identified

 No mining risk (other than coal mining) identified


---

## Additional information

---

### Price paid

Source: HM Land Registry

 **£64,000 (DN507973)**

Paid on 17 October 2011

The price stated to have been paid on 7 October 2011 was £64,000.

---

### Loft access

 The property does not have access to a loft.






---

### Outside areas

 Outside areas: Communal garden.

---

## Specialist issues

-  Asbestos: **No asbestos has been disclosed.**
-  Japanese Knotweed: **It is not known if japanese knotweed is present.**  
A surveyor will be able to provide more detail.
-  Ongoing health or safety issue: **No ongoing health or safety issue has been disclosed.**
-  Subsidence or structural fault: **No subsidence or structural fault has been disclosed.**
-  Dry rot, wet rot or damp: **No dry rot has been disclosed.**

---

## Onward chain

-  **Onward chain**  
This sale is not dependent on completion of the purchase of another property.

---

## Rentcharges

-  **Estate rentcharge**  
There is an estate rentcharge payable on the property. The annual amount is £600. Upkeep of common areas



### Moverly has certified this data

Accurate as of 6 March 2026

The data is aggregated from variety of sources including HM Land Registry, GOV.UK and is accurate at the time of this certificate.