

Address

Source: HM Land Registry

✓ 7 Elmhirst Way
Dartington
Totnes
Devon
TQ9 6TW
UPRN: 10096318109

EPC

Source: GOV.UK

✓ Current rating: **B**
Potential rating: **B**
Current CO2: **0.7 tonnes**
Potential CO2: **0.7 tonnes**
EPC certificate number: **0864-3043-6305-7085-6200**
Expires: **5 May 2035**

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 Land at Broom Park, Dartington, Totnes. NOTE 1: The 'Water Pipes' as defined in the Transfer dated 31 March 2021 referred to below and shown by blue broken lines between the points A and B, C and D, E and F, H and J and I and K in blue on the title plan, as amended by the first mentioned Transfer dated 6 February 2024 referred to below, are not included in the title. NOTE 2: The 'Water Pipes' as defined in the second mentioned Transfer dated 6 February 2024 referred to below and shown by brown broken lines between the points B, L, M and C and F, N, O, P, Q, R, S and H in blue on the title plan are not included in the title. Title number DN735894.
Absolute Freehold is the class of tenure held by HM Land Registry.
👤 Tenure marketed as: **Freehold**

Local council

Source: Valuation Office Agency

✓ Council Tax band: **C**
Authority: **South Hams District Council**

NTS Part B

Construction

👤 **Standard construction**

Property type

👤 **Semi-detached, House**
Number of floors: **2**
Floorplan: **To be provided**

Parking



Driveway

Dropped kerb access: **To be provided**

Electric vehicle charging point: **Yes**

Electricity



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

Mains electricity supply: **Yes**



Solar panels are installed

The panels are owned outright

Water and drainage



Connected to mains water supply

Mains surface water drainage: **Yes**

Sewerage: **Connected to mains sewerage**

Heating



Mains gas-powered central heating is installed

Heating system: Mains gas-powered central heating



Double glazing is installed

Other heating features: Double glazing

Broadband



The property has Superfast broadband available

Broadband speed: Superfast



Broadband and mobile coverage

Sorry, there was an error trying to fetch the connectivity data. We'll try again in a bit.

Mobile coverage



Broadband and mobile coverage

Sorry, there was an error trying to fetch the connectivity data. We'll try again in a bit.

NTS Part C

Building safety issues



No

Restrictions

Source: HM Land Registry



Title DN735894 contains restrictions or restrictive covenants

Restrictive covenants (Title DN735894): **Present**

Rights and easements



Title DN735894 contains beneficial rights or easements

Here is a summary but a property lawyer can advise further:- The property has the right to use pipes, wires, and cables under neighboring land for water, gas, electricity, and drainage services.

- The property has rights of way for vehicles and people over estate roads and paths.
- The property has the right to use designated areas for recreation and parking within the estate.
- The property has rights for boundary structures to overlap slightly with neighboring land, and rights of support from adjoining buildings.
- The owner has the right to enter neighboring land to inspect, maintain, or repair buildings and services, provided they give at least 48 hours' notice.



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



Private right of way through and/or across your house, buildings or land: **To be provided**

Flooding

-  Flood risk: **No flood risk has been identified**
Flood risk: No
-  Historical flooding: **History of flooding**
History of flooding: No
-  Storm, fire and flood damage: **To be provided**
-  Flood defences: **Flood defences**
Flood defences: Yes

Coastal erosion risk

-  **No coastal erosion risk has been identified**
Coastal erosion risk: No

Planning and development

-  **No**
Neighbour development: No

Listing and conservation

-  **No**

Accessibility

-  **None**

Mining

-  **No coal mining risk identified**
No mining risk (other than coal mining) identified

Additional information

Price paid

Source: HM Land Registry

-  **£1,040,410 (DN735894)**
Paid on 10 March 2023
The price stated to have been paid on 1 March 2023 for the land in this title and in title DN735896 was £1,040,410.

Loft access

-  **The property has access to a loft.**
Loft boarded
Yes
Loft insulated
Yes
Access details
Metal loft ladder.

Outside areas

-  **Outside areas: Front garden and Rear garden**

Specialist issues

-  Asbestos: **No asbestos has been disclosed.**
-  Japanese Knotweed: **No Japanese knotweed has been disclosed.**
-  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.**
-  Wells, ditches and shafts: **To be provided**
-  Damaged or exposed electrics: **To be provided**
-  Damage to flooring or staircases: **To be provided**
-  Known areas in poor condition: **To be provided**

Onward chain

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

Warranties and guarantees

-  New home warranty: **To be provided**
-  Roofing work: **To be provided**
-  Damp proofing treatment: **To be provided**
-  Timber rot or infestation treatment: **To be provided**
-  Central heating and plumbing: **To be provided**
-  Double glazing: **To be provided**
-  Electrical repair or installation: **To be provided**

Insurance claims

-  Insurance claims: **To be provided**

Other material issue

-  Other material issue: **To be provided**



Moverly has certified this data

Accurate as of 15 July 2026

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