

Address

Source: HM Land Registry

- ✓ **Flat**
 - 59 Fore Street**
 - Salcombe**
 - Devon**
 - TQ8 8ET**
- UPRN: **10023929704**

EPC

Source: GOV.UK

- ✓ **Current rating: D**
 - Potential rating: C**
 - Current CO2: 4.3 tonnes**
 - Potential CO2: 3.1 tonnes**
 - Expires: 21 April 2036**
 - 🔗 [View certificate on GOV.UK](#)
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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 The Flat, 59 Fore Street, Salcombe (TQ8 8ET). NOTE: As to the part tinted blue on the filed plan the ground floor is excluded from the title.

Title number DN147166.

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

 Council Tax band: **D**

Authority: **South Hams District Council**

NTS Part B

Construction

 **Non-standard construction**

Rendered random stone walls

Property type

 **Other build form, Flat**

Number of floors: **3**

Entrance on floor: **1**

Has lift: **No**

Over commercial premises: **Yes**

Part of the ground floor is a shop which is excluded from this ownership

Floorplan: **To be provided**

Parking

 **None**

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

Mains gas-powered central heating is installed

The system was installed at an unknown date.

Double glazing is installed

Broadband

Source: Ofcom

The property has only Standard broadband available

The connection type is "ADSL copper wire".



Mobile coverage

Source: Ofcom



NTS Part C

Building safety issues

 **No**


Restrictions

 **To be provided**

Rights and easements


 **Title DN147166 contains beneficial rights or easements**

Here is a summary but a property lawyer can advise further:- The property benefits from specific legal rights (positive permissions to use or access other land) that were set out in a 1961 transfer document. - The property also has the benefit of additional legal rights granted by a formal agreement (Deed) made in 1973.

 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


 **Is a listed building**

Grade 2 for the front corncicing

Accessibility

 None

Mining

 No coal mining risk identified

No mining risk (other than coal mining) identified

Additional information

Loft access

 The property has access to a loft.

Loft boarded No ##### Loft insulated Yes ##### Access details Hatch in Bedroom 2.

Outside areas

 Outside areas: Rear 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.



Moverly has certified this data

Accurate as of 23 April 2026

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

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