



**Connells**

Knights Mead  
Chudleigh Newton Abbot

# Knights Mead Chudleigh Newton Abbot TQ13 0RF

for sale guide price  
**£350,000**



## Property Description

Offered to the market chain free, this beautifully presented four bedroom detached family home is situated in the sought-after residential development of Knights Mead in Chudleigh Knighton. Combining spacious accommodation, a modern kitchen, enclosed rear garden and integral garage, this property is perfectly suited to growing families or buyers looking for a home ready to move straight into.

The entrance hall provides access to the principal ground floor rooms along with a convenient cloakroom/WC. To the front of the property is a bright and spacious lounge, ideal for relaxing or entertaining guests. To the rear, the heart of the home is the stylish modern fitted kitchen/dining room, offering ample worktop and cupboard space with room for family dining and direct access to the garden. An additional dining room provides excellent flexibility and could equally serve as a family room, playroom or home office.

Upstairs, the property offers four well-proportioned bedrooms. The generous principal bedroom benefits from its own en-suite shower room, while the remaining bedrooms are served by a contemporary family bathroom.

Outside, the rear garden is fully enclosed, providing a private and secure space for children and pets. Mainly laid to lawn with paved patio seating areas, it is perfect for outdoor dining, entertaining and enjoying the warmer months. To the front, there is driveway parking leading to the integral garage, offering further storage or parking options.

Located within easy reach of local amenities, schools, countryside walks and excellent transport links via the A38, this superb family home offers the perfect balance of village living with convenient access to Exeter, Newton Abbot and the South Devon coast.

## Front Of The Property

Driveway parking for multiple vehicles, steps up to the main entrance and side gate to the garden.

## Entrance Hallway

Stairs to the first floor and a wall mounted radiator.

## Cloakroom

Obscure double glazed window to the front of the property, WC, wash hand basin and a wall mounted radiator.

## Lounge

15' x 12' 2" ( 4.57m x 3.71m )

Double glazed window to the front of the property, understairs storage cupboard and a wall mounted radiator.

## Kitchen/Diner

15' 5" x 10' ( 4.70m x 3.05m )

Double glazed window to the rear of the property, wall and base units, one bowl composite sink/drainage, four ring gas hob with extractor over, grill/oven, wine cooler, plumbing for dishwasher, two wall mounted radiator, opening to dining room and double glazed patio doors to the rear.

## Dining Room

10' x 8' 6" ( 3.05m x 2.59m )

Double glazed window to the rear of the property and a wall mounted radiator. Opening to kitchen.

## First Floor

Two storage cupboard, loft hatch and a wall mounted radiator.

## Bedroom One

12' 3" x 10' 10" ( 3.73m x 3.30m )

Double glazed window to the front of the property, built in wardrobes with sliding mirror doors, door to the ensuite and a wall mounted radiator.

## Ensuite

Obscure double glazed window to the side of the property, walk-in shower, WC, wash hand basin and a wall mounted radiator.

## Bedroom Two

13' 1" x 8' 9" ( 3.99m x 2.67m )

Double glazed window to the rear of the property and a wall mounted radiator.

## Bedroom Three

10' 10" x 8' 9" ( 3.30m x 2.67m )

Double glazed window to the rear of the property and a wall mounted radiator.

## Bedroom Four

10' 3" x 7' 3" ( 3.12m x 2.21m )

Double glazed window to the front of the property and a wall mounted radiator.

## Bathroom

Obscure double glazed window to the side of the property, bath with shower over, WC, wash hand basin and a wall mounted radiator.

## Garage

Up and over door, power, lights and plumbing for washing machine.

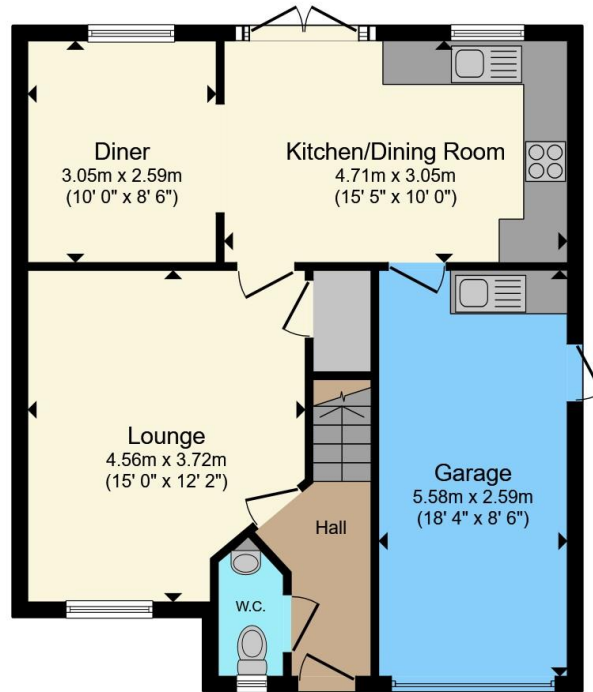
## Rear Of The Property

The enclosed rear garden offers a high level of privacy with a large patio area with ample space for garden furniture, an area of lawn to the side and to the upper tier where there is also an additional patio.

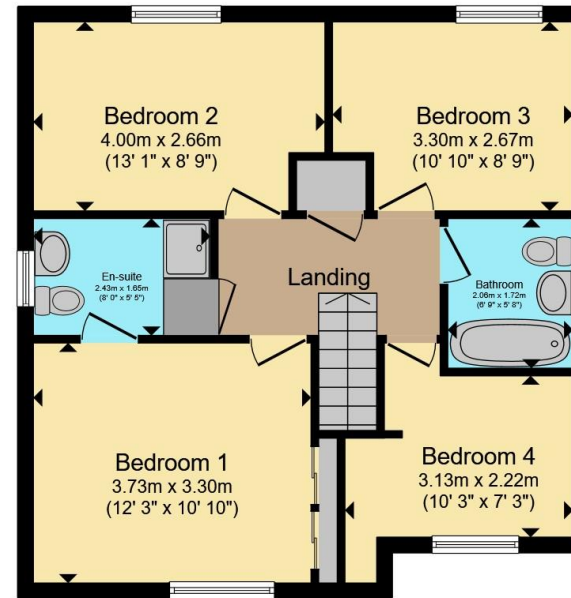








**Ground Floor**



**First Floor**

Total floor area 117.3 m<sup>2</sup> (1,263 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

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EPC Rating: C Council Tax  
Band: E

Tenure: Freehold

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