Moorlands Cottage

STAGS

Moorlands Cottage

Lustleigh, Newton Abbot, Devon, TQ13 9TG

Lustleigh 0.5 miles, Bovey Tracey 3.6 miles,
Moretonhampstead 4.7 miles, Exeter 21.4 miles

A beautifully presented Grade II Listed detached cottage with timeless charm, gardens and private parking in the sought-after Dartmoor village

- Charming detached cottage
- Three bedrooms
- Immaculate gardens
- Dartmoor National Park
- EPC: F
- Grade II Listed
- Country kitchen and cosy sitting room
- Private parking
- Freehold
- Council tax band: F

Guide Price £595,000

SITUATION

This immaculate cottage is set in the peaceful hamlet of Pethybridge, near the historic village of Lustleigh in Dartmoor. Lustleigh offers a village shop, post office, tea rooms, and the popular Cleave pub. The nearby towns of Moretonhampstead and Bovey Tracey provide wider amenities, while Dartmoor National Park surrounds the area with stunning scenery and outdoor activities including walking, cycling, and horse riding. Golf is available at Bovey Castle, Stover, and locally in Bovey Tracey. Exeter, with its extensive services and transport links, is just over 21 miles away.

DESCRIPTION

Moorlands is a beautifully presented Grade II Listed detached cottage, once part of Pethybridge Farm. This charming home combines period character with modern comfort. A south-facing thatched porch opens into a country-style kitchen with exposed beams, a Heritage cooker, Shaker units, and flagstone flooring. The kitchen is flanked by a pantry and a cosy sitting room with a beamed ceiling, wood-burning stove, and French doors to a sunny terrace. An enclosed porch off the sitting room serves as a boot room and storage. Upstairs, there are three well-sized bedrooms with built-in cupboards, a family bathroom, separate WC, and an airing cupboard. A staircase leads to the loft, offering further storage potential.

GARDENS AND PARKING

This picture-perfect cottage can be accessed either by a charming garden path or via a private parking area to the side. At the front, a paved pathway winds through the garden, leading to a delightful outdoor entertaining area and onward to a level lawn, complete with a feature pond and beautifully designed flower borders that add colour and character throughout the seasons. Steps from the garden lead up to the private parking area, which offers space for two-three vehicles.

On the far side of the lane is a useful outbuilding currently used as a log store.

SERVICES

Mains water, drainage and electricity

The oil-fired Heritage range cooker provides both heating and and hot water

Superfast Broadband is available but for more information please click on the following link -Open Reach Broadband

DIRECTIONS

DO NOT USE SATNAV.

From Exeter proceed on the A38 towards Plymouth taking the exit at Drumbridges for Bovey Tracey and Newton Abbot. Take the A382 through Bovey Tracey and head towards Moretonhampstead. After approximately 3 miles take the left turn signposted Lustleigh. On reaching the village pass the Cleave Inn and Primrose tea rooms and take the left on to Rudge Hill. Carry on up the hill and on reaching the end of the lane take the right signposted Pethybridge. After 0.3 miles take a further right towards the hamlet of Pethybridge and follow the road round to the right where you will find the entrance to Moorlands Cottage.

What3words – cinemas.picnic.field

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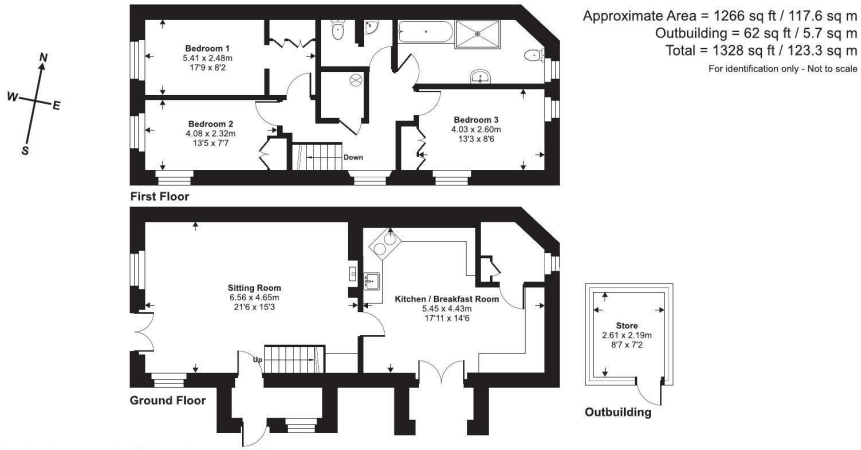

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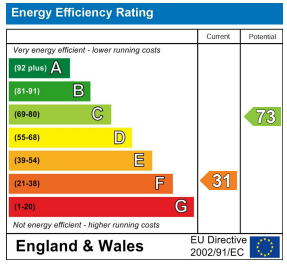

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