



9 Chestnut Drive, Kingsteignton

£240,000 Freehold

CHAIN FREE • Three Bedroom End-Terrace Home • Popular Kingsteignton Location • Spacious Lounge • Fitted Kitchen • Bright Conservatory • Three Well-Proportioned Bedrooms • Family Bathroom • Front & Rear Gardens • Parking for Two Vehicles

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This chain free **three-bedroom end-terrace house** is situated in the popular area of **Kingsteignton**, offering well-proportioned accommodation together with **front and rear gardens, a conservatory and parking for two vehicles**.

The property is approached through the front garden, with the entrance opening into a useful hallway with stairs rising to the first floor and access into the main living accommodation.

The **spacious lounge** provides plenty of room for a range of seating and benefits from a large window allowing good natural light into the room. There is also a **useful understairs storage cupboard**, providing valuable additional storage. Double doors lead through to the kitchen, creating a practical flow between the living spaces.

The **kitchen** is fitted with a range of cream wall and base units complemented by contrasting work surfaces and tiled splashbacks. There is a stainless-steel sink and drainer positioned beneath the window, space and plumbing for appliances and space for a freestanding cooker. A door leads directly into the **conservatory**.

Providing a valuable additional reception space, the **good-sized conservatory** is currently arranged as a dining area and enjoys views over the rear garden, with a door providing direct access outside.

This versatile room could equally suit use as a family room, playroom or home office.

On the first floor, the landing provides access to **three bedrooms and the family bathroom**, together with useful built-in storage cupboards. The principal bedroom is a generous double room with fitted storage, while the two further bedrooms provide flexible accommodation suitable for children, guests or home working.

The **family bathroom** is fitted with a white suite comprising a panelled bath with shower over, wash hand basin and WC, complemented by tiled walls and an obscure glazed window.

Outside, the property benefits from both **front and rear gardens**. The rear garden is designed with ease of maintenance in mind, featuring a paved patio providing plenty of space for outdoor seating and entertaining, established planted borders and a raised decked area with a **timber garden shed**. The enclosed setting provides a practical and enjoyable outdoor space.

A further advantage of the property is **off-road parking for two vehicles**, making this a practical and appealing family home in a convenient Kingsteignton location.

Measurements

Conservatory – 14'3" x 7'4" (4.34m x 2.24m)

Kitchen – 14'9" x 7'10" (4.50m x 2.39m)

Lounge – 14'1" x 11'8" (4.29m x 3.56m)

Bedroom – 14'8" x 7'11" (4.47m x 2.41m)

Bedroom – 7'7" x 7'3" (2.31m x 2.21m)

Bedroom – 7'7" x 7'3" (2.31m x 2.21m)

Bathroom – 6'0" x 5'5" (1.83m x 1.65m)



Important Information

Teignbridge Council Tax Band C
(£2370.28 2026/2027)

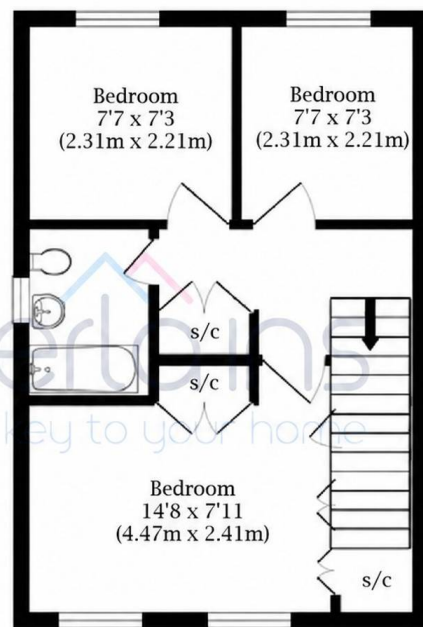
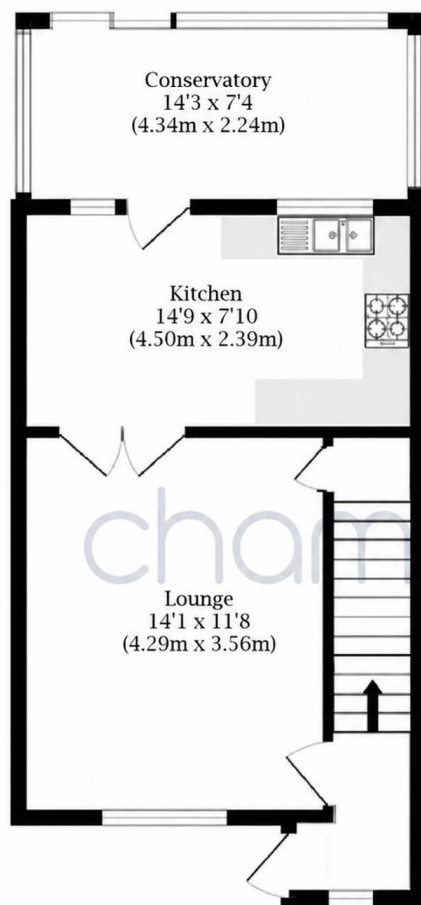
EPC Rating C

Broadband Speed Ultrafast 1800 Mbps
(According to OFCOM)

Mains Gas, Electric, Water and
Sewerage Supplied

The Property is Freehold.





Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms etc are approximate and no responsibility will be taken for any error.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	71	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		