

From the moment you approach 8 Ferndale, its classic period façade speaks of heritage and proportion. Red brickwork, white timbering and broad bay windows create a familiar and reassuring presence, a house that sits comfortably within its setting.

Yet behind the front door, this is a home that has been thoughtfully reimagined to create something both elegant and unexpected.

8
FERNDALE
DARTMOUTH

The ground floor has been devoted to rest and retreat. At the front of the house, the Principal Bedroom is a room of scale and presence. A sumptuous bay window draws in generous light, illuminating high ceilings and wall panelling that lend a quiet sense of grandeur. It is a space that feels composed and calm, where mornings begin with soft light filtering through sash windows and evenings end in unhurried comfort.



Next door, the second Bedroom enjoys similarly impressive dimensions, its large sash window framing views across the courtyard. Serving both rooms is a beautifully conceived Shower Room, where jewel-toned tiling introduces a note of indulgence and contemporary style. Practical considerations have not been overlooked, with a well-appointed Utility space and a generous understair cupboard discreetly integrated on this level.

Timeless Elegance

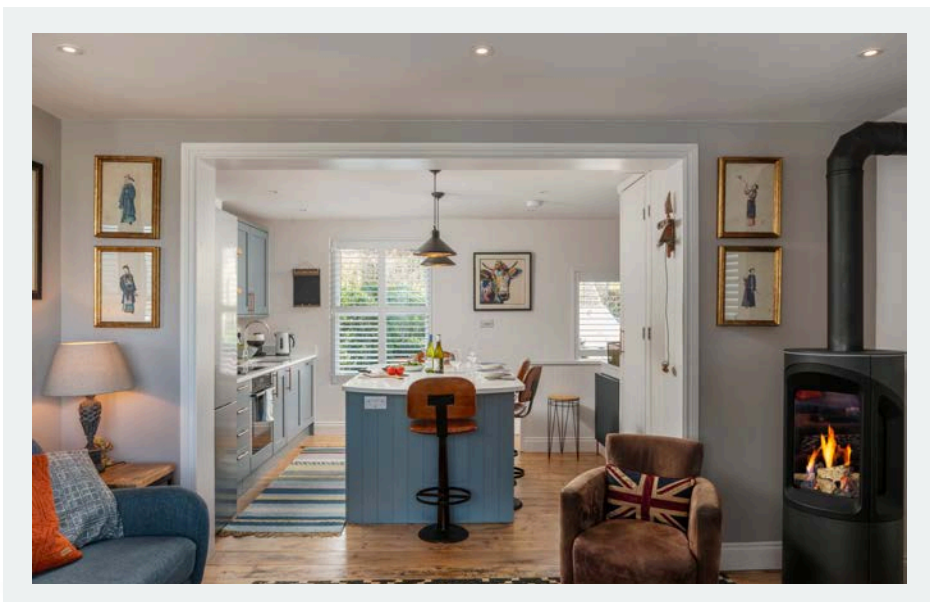


Contemporary Charm

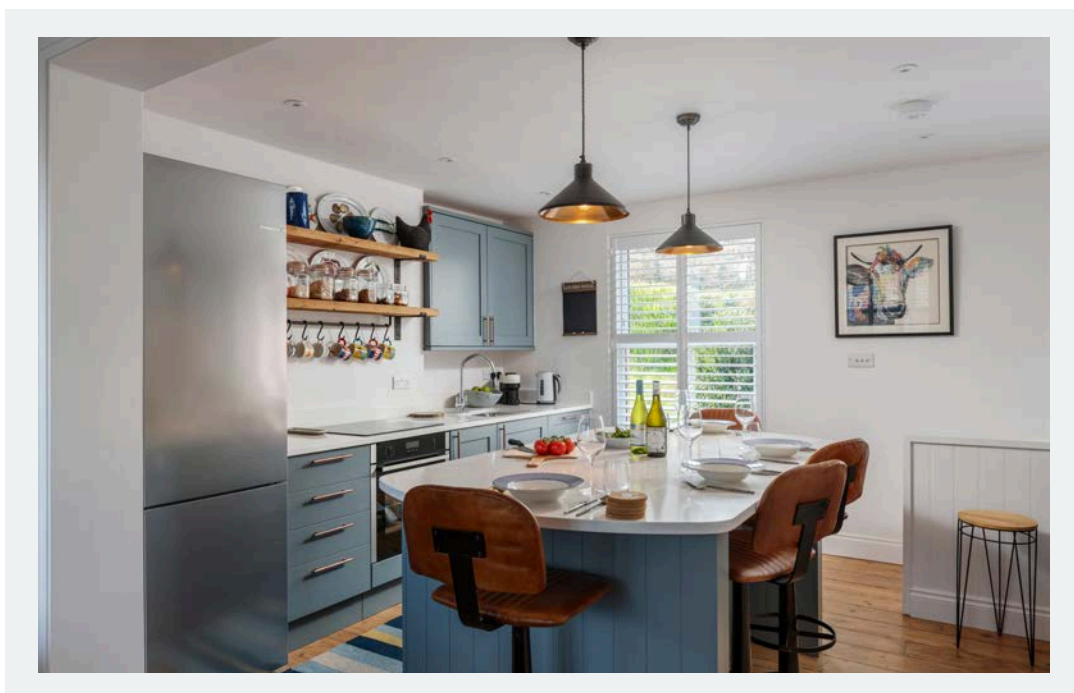
Upstairs, the home reveals its most striking transformation. The entire first floor has been opened to form a remarkable Kitchen and Living Space, a departure from the conventional arrangement. Here, tradition has been reinterpreted with confidence. The shaker-style cabinetry, finished in a nuanced shade of blue, is paired with luminous white granite worktops, adding a sense of refinement.

A substantial island anchors the room, designed as much for convivial gatherings as for culinary preparation, allowing conversation to flow easily while meals are created. A cleverly concealed larder enhances the clean lines of the space, offering generous storage without disturbing the aesthetic.

The Living Area unfolds seamlessly beyond. A contemporary gas wood burner provides a focal point for cooler evenings, its presence balanced by the architectural drama of the bay window. Draw back the shutters and the outlook commands attention: sweeping views across the town towards the river, with the green hills of Kingswear rising beyond.



8 FERNDALE
DARTMOUTH





Loft Living

There is yet another surprise. Tucked discreetly away, a secret staircase leads to a characterful loft Bedroom, complete with its own En-Suite WC.

From here, those far-reaching views are even more compelling, creating an intimate retreat above the bustle of daily life.





Outside, the Garden has been intelligently landscaped to maximise both privacy and aspect.

A sheltered Courtyard Patio offers a quiet suntrap, while steps rise to a three-tiered terraced Garden, which backs onto an open field, providing a wonderful sense of space and scenic outlook.

The upper Terrace is space enough to satisfy a keen gardener, the mid Terrace accommodates a generous garden sofa and dining table with ease, inviting long breakfasts in the open air and evenings spent overlooking the surrounding countryside.

With owned parking located very close by, 8 Ferndale offers everything you could want from a home in this vibrant town.

Al-Fresco Living

8
FERNDALE
DARTMOUTH



The Little Details

Postcode: TQ6 9QU

Tenure: Freehold

EPC rating: D

Council Tax: Band D

Services: Mains Water, Drainage, Gas and Electricity

Heating: Gas Central Heating

Local Authority: South Hams District Council

Broadband Speed: Up to 1800MB

Mobile Signal: Good

Access: Sloped driveway, then approx 10 steps to the front door

Parking: Off-Street Parking for 1 car

W3W: springing.happy.mile

Transport: Totnes (14 miles) or Paignton (8 miles) for mainline trains to London. A38 Devon Expressway - 20 miles. Exeter 30 miles by car



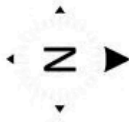


About Dartmouth

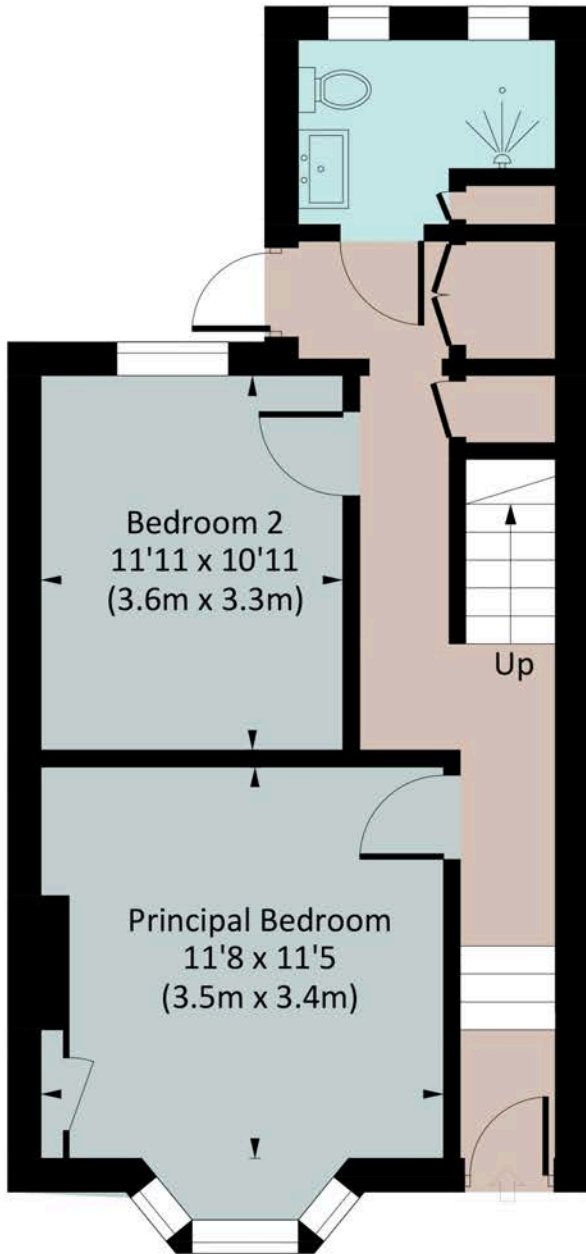
8 Ferndale is an easy 5-minute walk from the centre of Dartmouth, which has fantastic amenities that will keep the family content year-round. From Tudor buildings, arty side streets, brilliant restaurants and pubs, fresh seafood and of course, the Dart itself, you'll never be short of things to do – or eat. Yachtsmen will be delighted by the local sailing facilities and the world-renowned Royal Regatta.

On the town's doorstep, you will find the South West Coastal Path and the South Devon AONB area, providing a huge range of walks with unbeatable scenery. You can also hop in a boat and explore Kingswear or take the kids or grandkids on the steam railway. Beach lovers will be unable to resist the pretty coves and the glorious dog and family-friendly coastline, which is a world-class attraction in its own right.

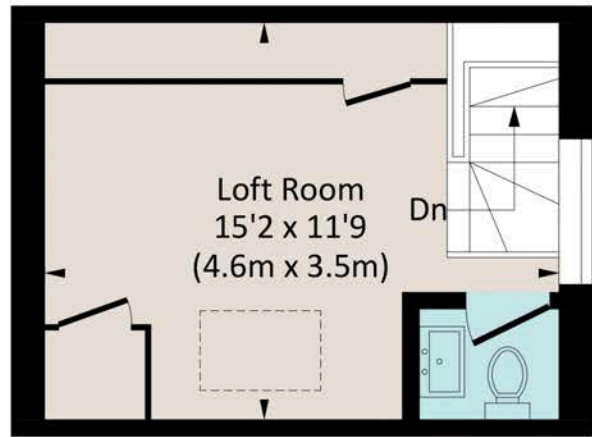
Those with a romantic frame of mind will also be happy to know that Dartmoor is within easy reach of the town. The nearest educational institution is the Ofsted-rated Good Dartmouth Academy, which is both a primary and secondary school. Across the water, Churston Ferrers Grammar School provides 11-18-year-olds with an Outstanding education.



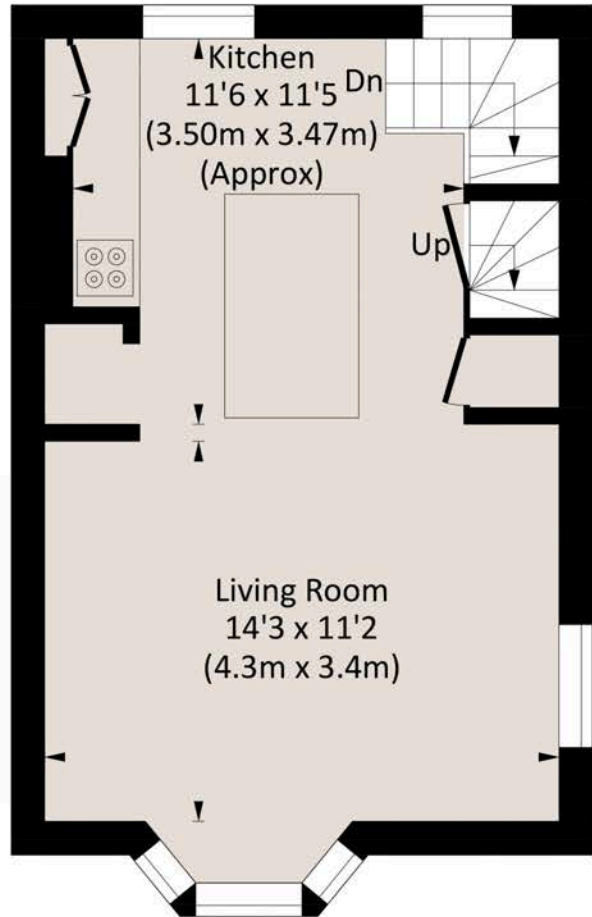
Approx. gross internal area
980 Sq Ft. / 91.0 Sq M.



GROUND FLOOR



SECOND FLOOR



FIRST FLOOR

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