



Town • Country • Coast



Chapel Lane

Horrabridge, Yelverton

Guide Price £350,000



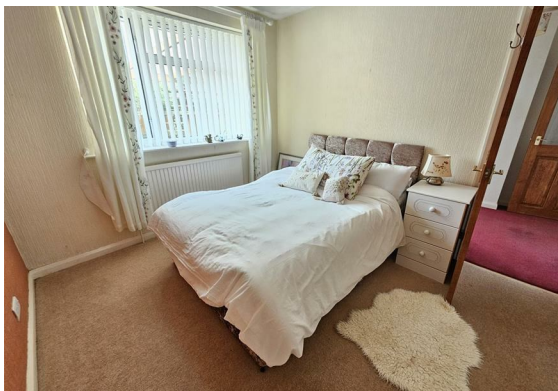
Chapel Lane

Horrabridge, Yelverton

Offered with no onward chain is this detached two bedroom, two reception room bungalow with extensive driveway parking, car port and well stocked mature level gardens with timber outbuilding and summerhouse with power. Only a short walk from the heart of this desirable village.

A side entrance porch leads into a welcoming hallway with doors to the two double bedrooms and a shower room. A good sized lounge with fireplace housing an electric fire, door leading into the kitchen and a further door into a large conservatory, which has been used for dining and relaxing whilst enjoying views over the much loved gardens. The kitchen boasts a range of wall and base units with mains gas range cooker, together with integrated appliances. From here, is a door into a useful utility room with base units and space for white goods, wall mounted mains gas fired boiler and a door to the front car port. A further door leads into a rear lobby with cloakroom, door to the garden and door back into the conservatory.

A brick paved driveway provides ample off road parking for several vehicles and leads to a car port. To the side of the bungalow a path gives access to a rear patio and open fronted outbuilding. Further patio with fish pond, a spot for dining al fresco, many mature flowering plants and shrubs including Roses and Acer. A path then leads to a Summerhouse with power and light connected. Lawned area with mature Magnolia tree and area for composting. The property also boasts fishing and riparian rights on the River Walkham.





Porch

Hallway

9'11" x 5'5" (3.04m x 1.67m)

Bedroom 1

11'11" x 12'0" (3.65m x 3.67m)

Bedroom 2

11'8" x 9'3" (3.58m x 2.83m)

Shower Room

11'6" x 4'9" (3.53m x 1.47m)

Living Room

18'2" x 11'6" (5.54m x 3.52m)

Kitchen

11'7" x 10'0" (3.55m x 3.06m)

Utility

11'6" x 6'9" (3.52m x 2.06m)

Cloakroom

4'10" x 4'9" (1.48m x 1.46m)

Conservatory

21'11" x 9'4" (6.70m x 2.86m)

Workshop

15'11" x 12'11" (4.87m x 3.96m)

Summerhouse

23'9" x 9'7" (7.24m x 2.94m)

Services

Mains Electricity, Gas, Water and Drainage

EPC

D59

Tenure

Freehold

Local Authority

West Devon Borough Council - Council Tax Band D

Situation

Horrabridge is a moorland village located on the eastern edge of Dartmoor. Walk on Dartmoor are within easy reach and commuting whilst it is also popular with those who need to commute to Plymouth. There is a vibrant community in the village with a number of local shops & two public houses. The popular Drakes Trail runs through the village and this property offers easy access onto it, providing a gentle walk or cycle to Tavistock or Yelverton & beyond.

Directions

From Tavistock, take the A386 into Horrabridge. Turn Left onto Graybridge Road and head towards the bridge. Before the bridge take a left onto Chapel Lane were the property can be found on the right.



Floor Plan



Viewing

Please contact our View Property Tavistock Office on 01822 614614 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Unit 1, The Old Dairy Paddons Row, Tavistock, Devon, PL19 0HF
Tel: 01822 614614 Email: Tavy@viewproperty.org.uk www.viewproperty.org.uk

Area Map



Energy Efficiency Graph

