

view property

Town • Country • Coast

Priory Close

Tavistock

Guide Price £499,950

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Priory Close

Tavistock

A well presented four bedroom detached dormer property situated in a prime location in Whitchurch, tucked away on a no through road and featuring an expansive driveway, double garage with provision for numerous vehicles, plus a spacious garden at the rear offering good degree privacy.

The property has been updated to include an impressive new open plan kitchen, dining, living space, perfect for modern family living.

Approached onto the driveway with parking and turning space. Further parking in front of the garage to the side.

A front door gives access to a bright and airy hallway, with a door into the spacious dual aspect living room. There is an impressive open-plan kitchen and dining area, with plenty of space for dining and family gatherings with a stylish newly fitted kitchen with grey doors and white block work surfaces with integrated hob and oven. At the rear there is a porch with under counter space for appliances.

The ground floor accommodation also includes two bedrooms, which are flexible and could be additional reception rooms of a home office/study alongside a cloakroom with a WC. On the first floor there are two further double bedrooms, both of which enjoy a great view at the rear as does a window on the landing. In addition there is a well appointed bathroom.

The rear garden is mainly laid to lawn with a strong natural tree and shrub lined border. There is a secluded patio, greenhouse plus an additional area at the side, which could be used as a vegetable garden. To the rear of the house there is a further patio area, an ideal spot for evening tea!

























Entrance Hall

Living Room
14'11 x 11'11 (4.55m x 3.63m)

Dining Room
9'11 x 9'10 (3.02m x 3.00m)

Kitchen
9'10 x 7'09 (3.00m x 2.36m)

Bedroom 1
8'10 x 8'09 (2.69m x 2.67m)

Bedroom 2
9'10 x 7'10 (3.00m x 2.39m)

Cloakroom WC

Porch
4'09 x 3'06 (1.45m x 1.07m)

Bedroom 3
14'9" x 14'0" (l - shaped) (4.52m x 4.29m (l - shaped))

Bathroom

Double Garage
17'07 x 16'11 (5.36m x 5.16m)

Tenure
Freehold

Services
Mains gas, electricity, drainage and metered water

EPC
D/57

Council Tax Band
E

Situation
Tavistock is an ancient stannary and market town located on the edge of the Dartmoor National Park. The town offers a wide range of local and national shops whilst also boasting the renowned pannier market, riverside park, leisure centre and theatre. The area is excellent for visitors both to see the town itself and for exploring the surrounding countryside, the wild Dartmoor scenery and the many neighbouring pretty villages and a variety of National Trust properties. There are exceptional educational facilities in both the state and private sector. The town itself has fantastic sporting facilities including, tennis courts, a bowls club, athletics track and various football pitches. For golf enthusiasts, there are excellent golf courses nearby, at Yelverton and Tavistock and St. Mellion. There are also opportunities to fish by arrangement on a number of local rivers, including the Walkham, Tavy and Tamar.

Directions
From Tavistock Town Centre, proceed up Whitchurch Road for about a mile until you reach Priory Close on your left hand side. Proceed up Priory Close and take a left where the property can be found on your left hand side.

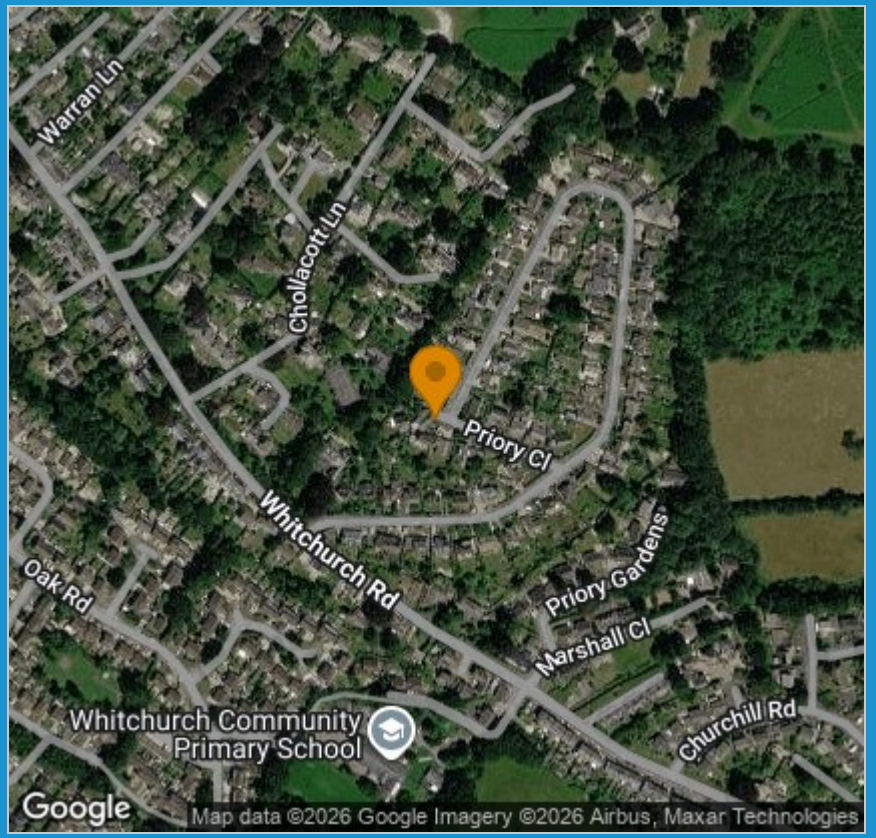
Agents Note
Some of the rooms have been staged using AI marketing tools

Floor Plan

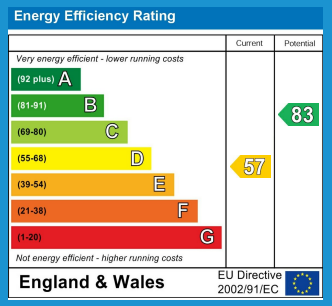


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Area Map



Energy Efficiency Graph



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.

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