



ST MARYS COTTAGE, FORE STREET, CHUDLEIGH

ST MARYS COTTAGE
CHUDLEIGH
DEVON
TQ13 0HY

Lounge | Two Bedrooms | Shower Room
Kitchen | Private Courtyard Garden | Views
Full of character | Tucked away location



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Accessed down a private lane, is this tucked away characterful Cottage with its lovely private courtyard garden.

The front door leads into the ENTRANCE PORCH with chequered board tiled floor and storage to either side.





An inner wooden door leads in to the generous sized KITCHEN/BREAKFAST ROOM which is a beautiful room with exposed timber beams and fitted with a dark grey fronted country style kitchen with open display shelving. There is an electric cooker, ceramic butlers sink with drainer and swan neck mixer tap and double glazed windows to the front and rear allow the light to flood in.

A UTILITY ROOM, sitting off the kitchen, houses the newly fitted gas fired central boiler as well as having space for the fridge/freezer and washing machine and a door leading to the rear courtyard garden – this is such a handy space!





The LOUNGE sits off the first floor and has windows to the front and rear elevations and is yet another stunning room with a superb feel. You can imagine cosying up here on a winter night in front of the feature fireplace. A striking deep blue alcove wall and window seat finish this room well.





The stairs curve around and lead up to the second floor with a window to the front allowing the light to fill the stairwell.

BEDROOM ONE sits to the second floor and enjoys a dual aspect with windows to the side and front which offer roof top and beautiful countryside views beyond. This is a large room, with a lovely feel to it.



BEDROOM TWO again enjoys a double glazed window to the front elevation and built in storage. This is a versatile room offering space for either a bedroom or home study.



The BATHROOM is beautifully modern and is fitted with a shower cubicle with glass sliding doors and electric shower, close coupled WC with sink set in to vanity unit and with drawers under.

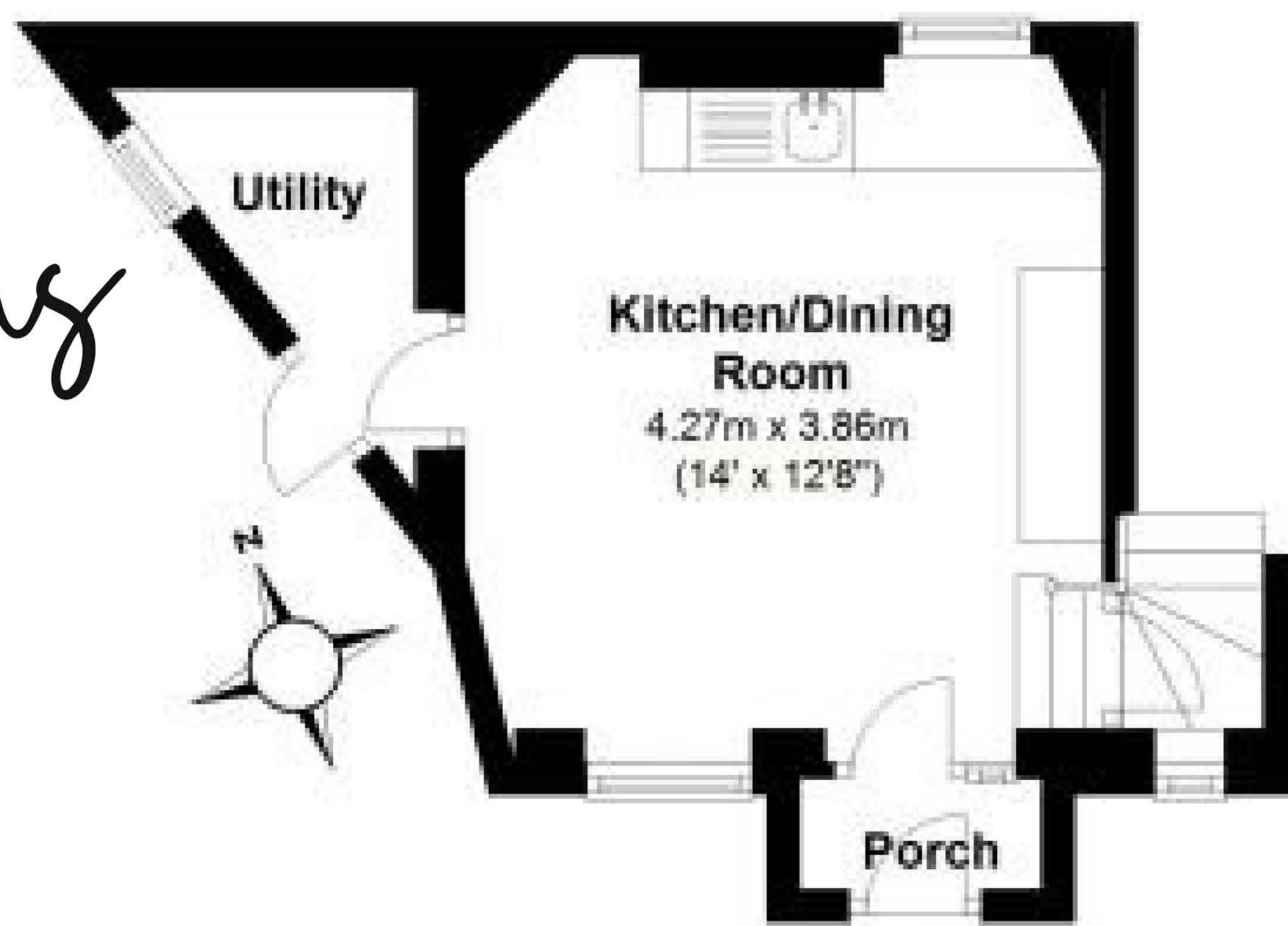


The REAR GARDEN is fully enclosed and offers a tranquil area for alfresco dining.

Floorplans

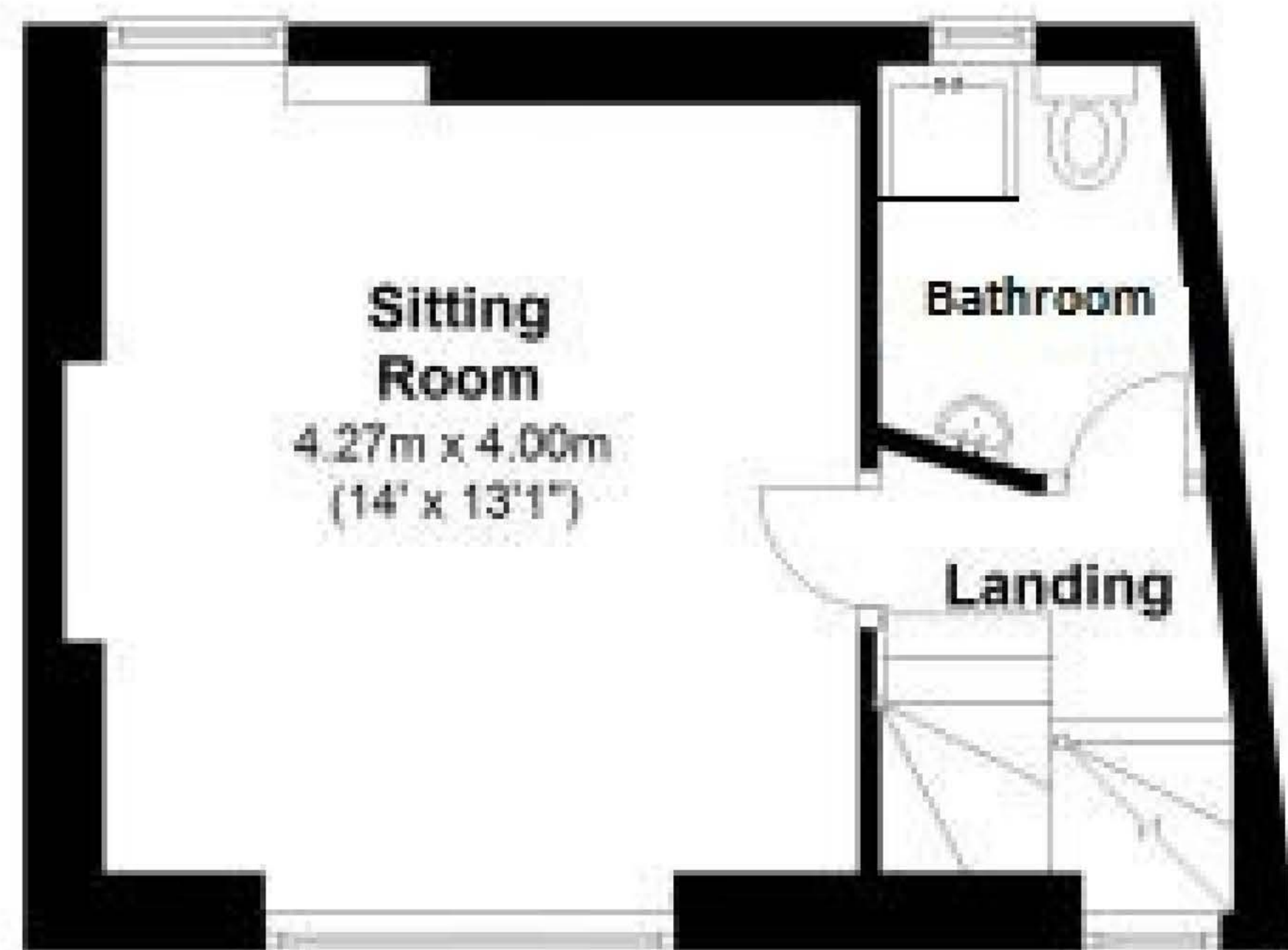
Ground Floor

Approx. 21.9 sq. metres (236.1 sq. feet)



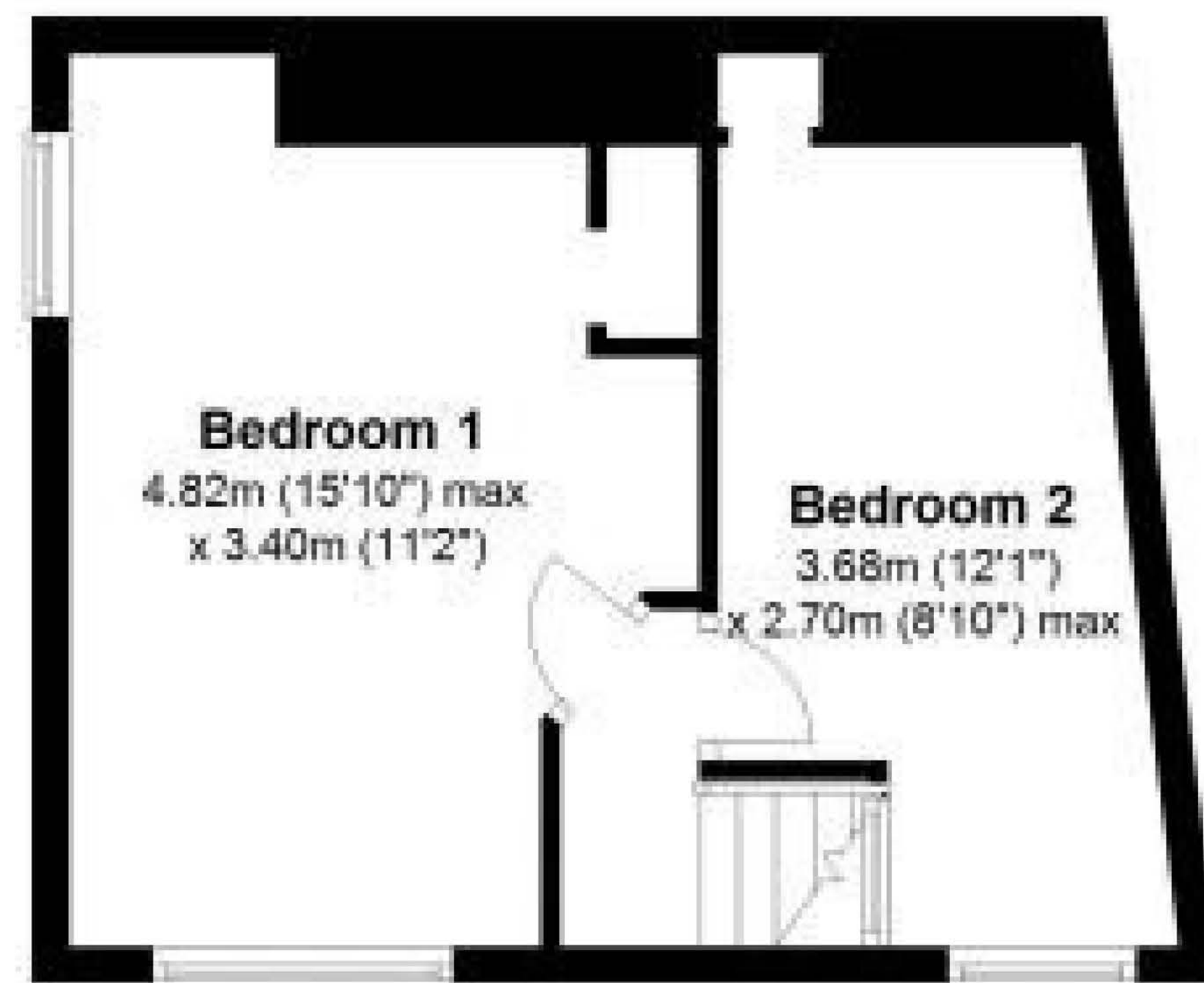
First Floor

Approx. 24.5 sq. metres (264.0 sq. feet)

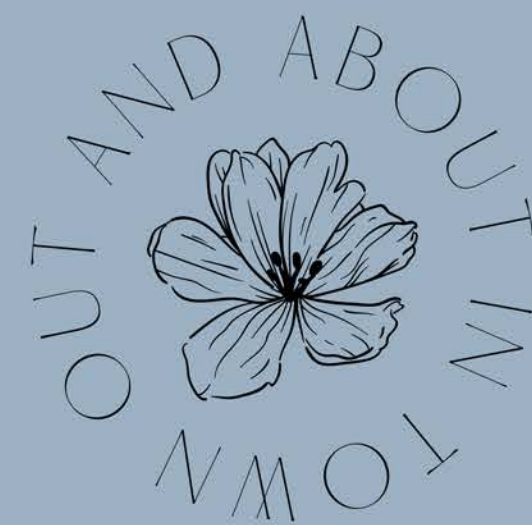


Second Floor

Approx. 27.5 sq. metres (295.7 sq. feet)



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OUT & ABOUT IN CHUDLEIGH

Chudleigh has a wealth of charm and community spirit, but has the atmosphere of a village. It is well served by a good range of shops, public houses, restaurants, church and primary school. The town also has excellent provision for after school child care, as well as two playschools and mother and toddler groups. There is also a library, health centres, dentist and facilities for numerous sports and pastimes. Chudleigh is well located near the A38 which provides easy access to Plymouth, Exeter, Exeter Airport and the M5 motorway. There is a mainline railway station at Newton Abbot with connections to London Paddington, Exeter and Plymouth. Also within easy reach is the stunning south Devon coast, including the Rivers Teign and Exe estuaries and very close by is the beautiful scenery of Dartmoor with its many opportunities for walking and riding.



Key Facts for Buyers

TENURE - Freehold

SERVICES

The property has all mains services connected and Gas fired central heating.,

COUNCIL TAX BAND - C

EPC - D

BROADBAND

Superfast Broadband is available but for more information please click on the following link -[Open Reach Broadband](#)

MOBILE COVERAGE

Check the mobile coverage at the property here - [Mobile Phone Checker](#)

MORE INFORMATION FOR BUYERS

For more information on this property, please click the link below - Key Facts [for Buyers - click here](#)

You can see the title deed, plot size, square footage, aerial view, broadband speeds, and lots of other information relating to this property including school information and transport links.

VIEWINGS

Strictly by appointment with the award winning estate agents, Sawdye & Harris, at their Teign Valley Office - 01626 852666.

If there is any point, which is of particular importance to you with regard to this property then we advise you to contact us to check this and the availability and make an appointment to view before travelling any distance

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To view this fabulous Cottage simply call us on 01626 852666

