



Greenway Road, Galmpton, Brixham, TQ5 0LZ
Freehold House - Semi-Detached
Price guide £255,000

boycebrixham

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A most attractive period stone cottage dating back to circa 1870. Located in the heart of the village and an ideal position to enjoy all that this lovely Devon village offers. The cottage has great charm and many original features including stone fireplace, stone "stove" opening and original internal doors.

The village is well positioned for Brixham, Paignton, and generally ideally placed to enjoy the best of the Bay and River Dart. A short walk takes you to Agatha Christies home Greenway House (A National Trust Property) and to Greenway Quay for the Dart Estuary. There are local shops including general store/sub post office, butchers, hairdressers and The Manor Inn Pub.

The village has a Hall with many activities and this village is very alive! There are the respected Primary School and Churston Ferrers Grammar School (on the other side of the village). Galmpton also boasts a steam railway station serving Dartmouth (via Kingswear) and Paignton.

The cottage has a "pretty" front garden and the all important parking area to the side with sheltered rear patio by the Kitchen/Diner and very useful workshop/utility building (new windows put in 2019). A communal pathway winds up to a level strip of garden which borders fields on all 3 sides a great area to escape to!

In 2018 the cottage had new gas central heating installed and the electrics were updated in 2013. Windows are a sympathetic PVCu style and the whole cottage is warm and cosy (log burner in the lounge!). The loft is fully boarded.

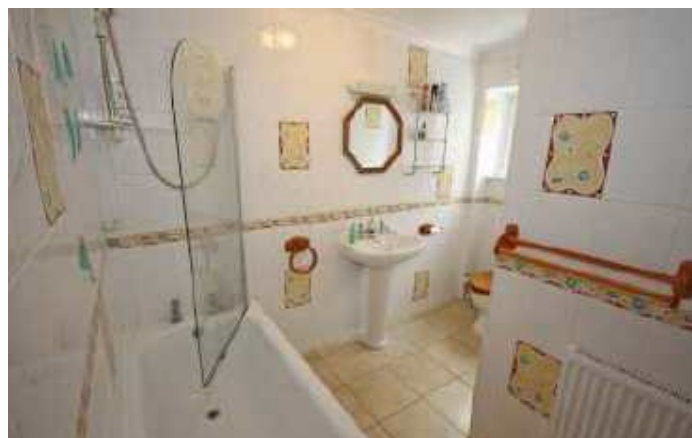
Internal viewing is strongly recommended to appreciate all that Camellia Cottage has to offer! An ideal village home or great holiday base. Viewing strongly recommended.

Council Tax Band: D
Map reference:



- Classic 3 Bed Stone Cottage
- Located In Desirable Village
- With Garden + Parking
- PVCu Double Glazed + Gas CH

- Beautiful Position For Bay + River
- Fantastic Walks To Hand
- A Sunny Bright Home
- No "Upward" Chain

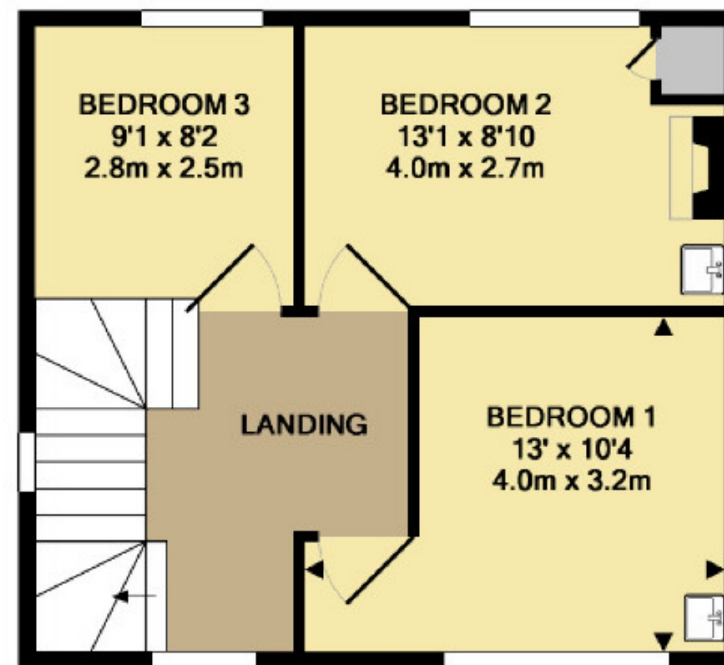
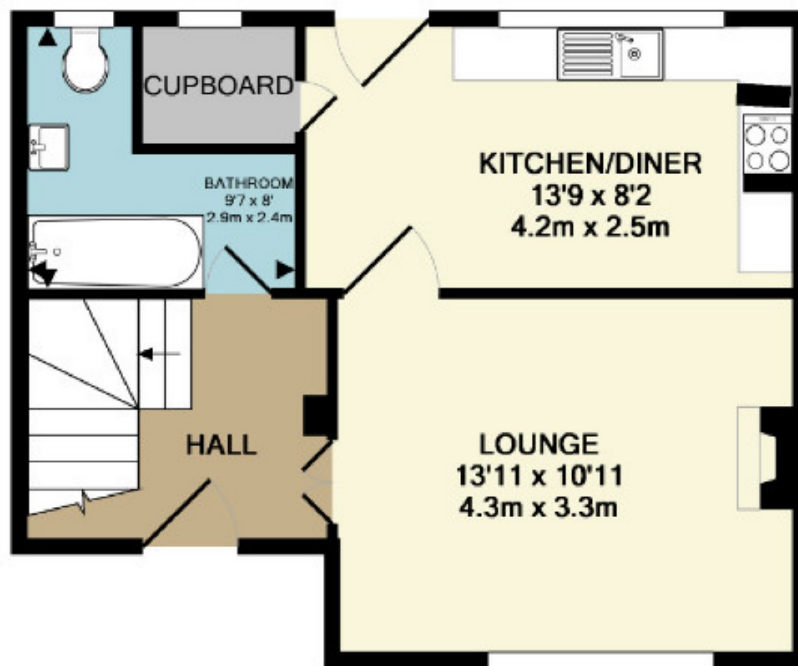


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GROUND FLOOR
APPROX. FLOOR
AREA 412 SQ.FT.
(38.2 SQ.M.)

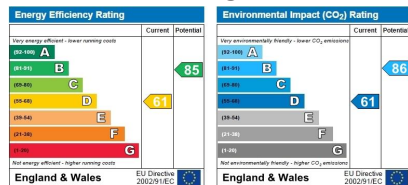
1ST FLOOR
APPROX. FLOOR
AREA 402 SQ.FT.
(37.3 SQ.M.)

TOTAL APPROX. FLOOR AREA 813 SQ.FT. (75.5 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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Current EPC Rating: D



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Please note floorplans are to be used as a guide only. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of the property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor. You are advised to check the availability of this property before travelling distance to view.

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