Beckensdale

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Trusham, Newton Abbot, Devon, TQ13 0LY

Christow 4.3 miles, Exeter 10.4 miles

A recently refurbished detached family home offering immaculately presented and versatile accommodation in a popular Teign Valley village

- No onward chain
- 4 bedrooms
- Integral garage with potential for conversion
- Terraced gardens
- Council tax band: E
- Popular village location
- Large reception rooms
- Swimming pool and summer house
- Recently refurbished
- Freehold

Guide Price £550,000

SITUATION

Beckensdale is a recently refurbished detached family home offering immaculately presented, spacious and versatile accommodation arranged over two floors. The property occupies a central position within the sought-after Teign Valley village of Trusham, approximately one mile from the boundary of Dartmoor National Park.

Trusham is a well-regarded village with a popular public house, an ancient church and a children's playground. The nearby village of Christow, approximately 4.3 miles away, provides a wider range of day-to-day amenities including a primary school, doctor's surgery and two village stores.

The property is well placed for access to the spectacular landscapes of Dartmoor National Park, as well as the South Devon coast with its beaches and estuaries. The cathedral and university city of Exeter lies approximately 10.4 miles to the north east and offers an extensive range of shopping, leisure and cultural facilities. The city also benefits from mainline railway stations providing services to London Paddington and London Waterloo, together with Exeter International Airport, situated approximately four miles to the east of the city.

DESCRIPTION

Steps rise from the driveway to the first-floor entrance hall. The principal accommodation is arranged on this level and includes a well-appointed kitchen/breakfast room fitted with a range of contemporary wall and base units with integrated appliances. The triple-aspect sitting/dining room is a particularly attractive space, enjoying an abundance of natural light and centred around a woodburner. There are three bedrooms, together with a family bathroom and separate WC.

Stairs descend to the ground floor, where there is a fourth bedroom with fitted cupboards, a utility room with external door to the garden, a shower room and separate WC. A useful storage room completes the accommodation on this floor.

GARDENS & GARAGING

To the front of the property is a large private parking area providing access to the integral garage, which incorporates a workshop and a store room to the rear. This space offers excellent potential for conversion into additional residential accommodation, subject to the necessary planning consents.

Adjacent to the entrance steps is a well-positioned seating area, ideal for enjoying the surrounding views. To the rear, the landscaped terraced gardens feature a gravel seating terrace, useful storage sheds, and an upper terrace with a well-positioned swimming pool and summerhouse, perfectly placed to take in the far-reaching rural views.

Steps descend along the side of the house, passing a barbecue area before leading to a range of useful storage buildings.

SERVICES

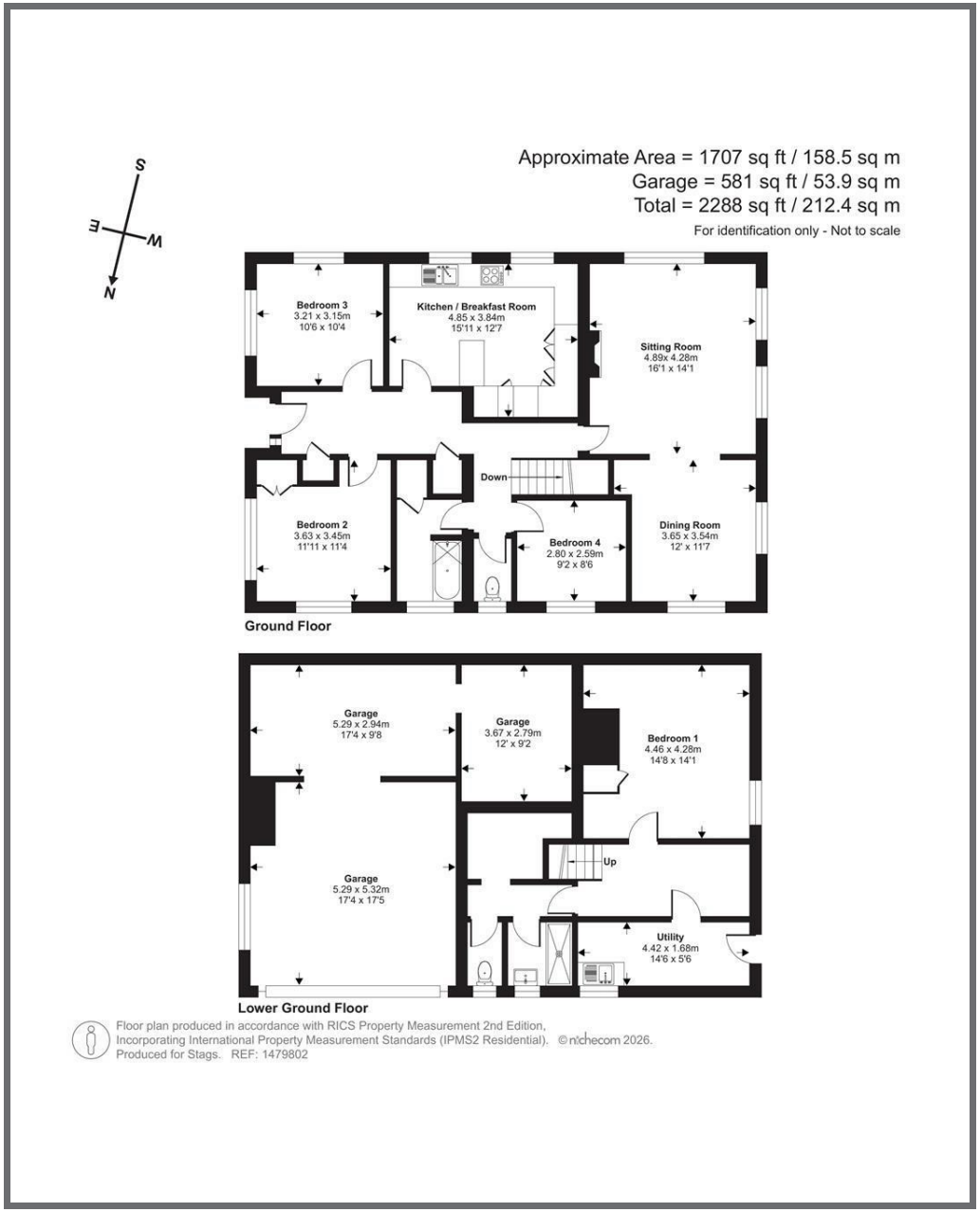
Freehold
Local Authority: Teignbridge District Council
Council Tax Band: E
Services: Mains Electric, Water and Drainage.
Central Heating provided by a airsource heatpump
Broadband: Openreach - Available download speeds. *Standard 20Mbps.

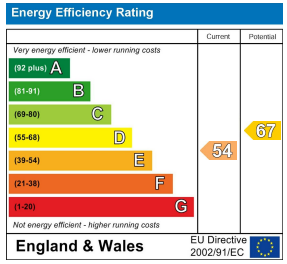
DIRECTIONS

From Exeter proceed on the A38 towards Plymouth and exit at the 2nd Chudleigh turn signposted Teign Valley Road. At the top of the slip road turn right over the A38 and immediately right again onto the B3193 Teign Valley Road. After approximately 2 miles, turn right signposted Trusham. Proceed up the hill and into the village. Continue through the village, and turn left at the bottom of the hill onto Teign Lane. After a short distance the property will be on your left.

What3words - identify.ideal.commended

IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.





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