



17 Manor Drive Chagford, Devon

STRUTT & PARKER

17 Manor Drive

Chagford, Devon TQ13 8BH

A three bedroom house with gardens and parking in this popular Dartmoor town

Exeter 21 miles

Entrance hall | Sitting room | Dining area
Kitchen | Utility room | Sun room
Three bedrooms, one ensuite | Family bathroom

Garden | Garage | Additional parking
Moor views | EPC rating x

Location

17 Manor Drive is situated in the popular town of Chagford, located in the heart of Dartmoor National Park.

Dartmoor National Park, with its stunning countryside, attracts many people to the area and provides a vast array of activities such as fishing, walking and cycling and are all within easy reach of 17 Manor Drive.

Chagford offers a wide range of amenities, including churches, a Montessori nursery school, Post Office, banks, health and dental centres and excellent sports facilities. It was recently mentioned in The Times as one of the most sought after villages to live in. There are also a wide range of shops, including a delicatessen, ironmongers, wine merchant, art galleries and a number of boutiques. The award-winning Gidleigh Park Hotel is just over two miles away. Bovey Castle, three miles away, has a championship golf course and superb spa facilities.

Exeter, approximately 21 miles away is the most thriving city in the South West and offers a wide choice of cultural activities with the theatre, the museum, arts centre and a wealth of good shopping, including John Lewis, and restaurants. There is also a Waitrose supermarket in the city. Many primary and

secondary schools can be found in Exeter including Exeter School and The Maynard whilst Exeter University is recognised as one of the best in the country.

The M5 motorway at Exeter provides links to the A38 to Plymouth or the A30 to Cornwall to the South and Bristol and London to the North and East. There are regular rail services to London Paddington from Newton Abbot and Exeter. Exeter International Airport provides an ever increasing number of domestic and international flights including two flights a day to London City Airport.

The property

17 Manor Drive was built in the 1960's and occupies a secluded position overlooking the Dartmoor countryside to the rear. The property benefits from loft and cellar storage spaces.

The accommodation is all on one level and comprises of an entrance porch, inner hall, kitchen/breakfast room with fitted units and integrated ovens, a tiled dining area, sun room with access to the garden, sitting room with large windows and great views out over the countryside and a utility room. Three bedrooms, one with an ensuite shower room and a family bathroom complete the accommodation. The attached garage has a roll top door and is also accessed from the family bathroom.

Outside

17 Manor Drive is approached over a shared drive to a private parking area, with space for two cars and a garage. A lawned area of garden is found to the front of the house with many established hedges and trees providing privacy. An area of shrubbery is also found across the drive.

To the rear of the house is the main garden. A paved terrace is accessed from the sun room and is surrounded by flowering borders and shrubs and steps lead down to a further paved area with seating. The garden is very private and overlooks the surrounding fields and Dartmoor.







General

Services: Mains water, electricity, gas and drainage.

Local Authority: West Devon Borough Council, Kilworthy Park, Tavistock Devon, PL19 0BZ

Directions

From Exeter and junction 30 of the M5, take the A30, following signs for Okehampton. Continue for about 16 miles turning off at Whiddon Down. Proceed past the petrol station on the right and at the roundabout turn left towards Moretonhampstead on the A382. Follow this road through Sandy Park and into Chagford. Drive through the town and into the main square. Turn right and follow Manor Road then turn left into Manor Drive. Number 17 is found on the right.

Exeter

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55 offices across England and Scotland, including 10 offices in Central London

Floorplans

Main House internal area 1,550 sq ft (144 sq m)

Garage internal area 279 sq ft (26 sq m)

For identification purposes only.



Bungalow

The position & size of doors, windows, appliances and other features are approximate only.
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