



Kingswood Road, Gunnislake

Guide Price £495,000





Kingswood Road

Gunnislake

A spacious 3 bedroom detached property set in a peaceful edge of village location with wonderful views alongside off-road parking, double garage and gardens. This well presented property has generous living accommodation which includes a very impressive open dual aspect living room with arched window to frame the views and an en-suite master bedroom.

Architecturally the property features 3 archways at the front, two open storm covers and the third the living room giving a pleasing façade. There is a welcoming open hallway, which leads into the living room where there is a stone fireplace with an open fire. A door leads into a home office/study where there is also a useful rear porch/utility room with an external door. There is an impressive open-plan kitchen and dining room with patio doors to the front and a door to the utility room at the side.

On the first floor there is an open galleried landing and 3 spacious bedrooms with the master en-suite. The second bedroom is another spacious dual aspect room and could be partitioned if required to split the bedroom to create a 4 bedroom property. There is an attractive bathroom and both the bathroom and en-suite have been upgraded and are impressive.

There is a gravelled driveway at the front with off-road parking alongside the double garage with side courtesy door and electric up and over door. There is a lawned garden at the front with great views with further gardens at the side and rear. The views look across to the woodland and Chimney Rock across the River looking into Devon.



Entrance Hall

Kitchen / Dining Room

17'5 x 11'2 (5.31m x 3.40m)

Living Room

24'4 x 15'3 (7.42m x 4.65m)

Study

10' x 7'9 (3.05m x 2.36m)

Cloakroom

First Floor Landing

Bedroom 1

15'11 x 15'4 (4.85m x 4.67m)

En-Suite

Bedroom 2

18'3 x 11'2 (5.56m x 3.40m)

Bedroom 3

9'1 x 8'3 (2.77m x 2.51m)

Family Bathroom

Tenure

Freehold

Services

Mains Water, Electricity, Gas & Drainage

Directions



Council Tax Band

E

EPC

D-65

Directions

Follow the A390 into Gunnislake turning left at the traffic lights on Calstock Road. Take a left into Kingswood Road and follow to the bottom of the hill and the property is found on your right hand side.

Situation

The village of Gunnislake features a selection of local shops including a Post Office, General Store, Doctor's Surgery, Café and public houses and a primary school. There is a train station approximately a mile from the village with links into the City of Plymouth and the Tamar Valley is well known for its wonderful scenery and community. The nearest town is Tavistock which features a thriving town centre, supermarkets, schooling and is the gateway to Dartmoor National Park.

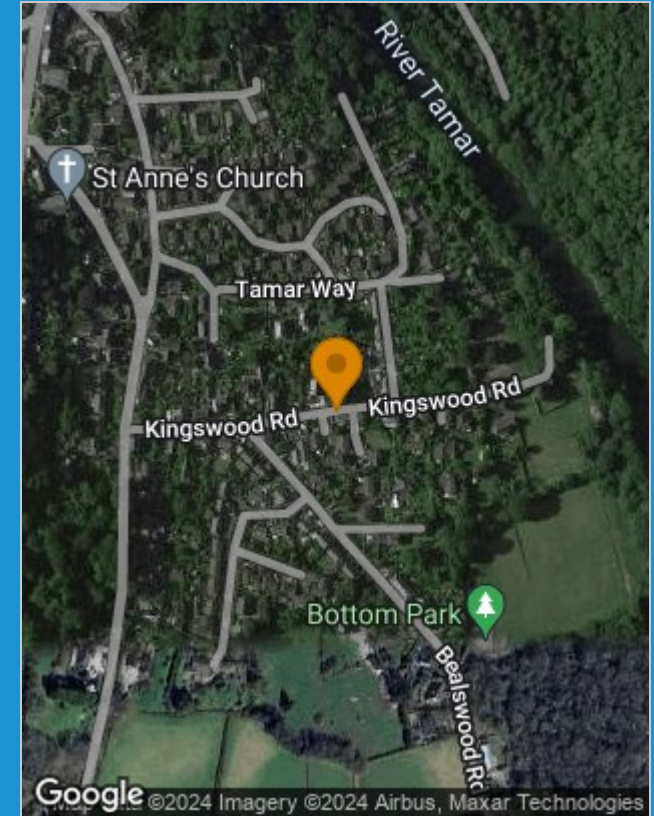




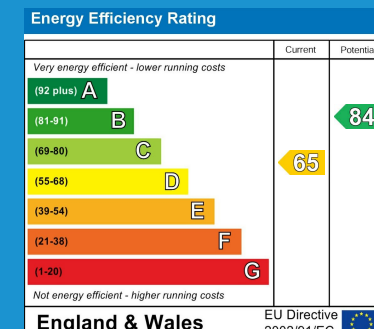
Floor Plans



Location Map



Energy Performance 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.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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