



8 Hockmore Drive, Newton Abbot

Prices From **£320,000**

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the key to your home



8 Hockmore Drive

Newton Abbot, Newton Abbot

- Garage
- Driveway
- Storage
- Enclosed Garden
- Modern Kitchen
- Modern Bathrooms
- Three Bedrooms
- Ensuite
- Gas Central Heating
- New Carpets

Contact Us...

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Newton Abbot TQ12 2JL



8 Hockmore Drive

Newton Abbot, Newton Abbot

A composite door opens into a spacious hallway. The floor is tiled in light grey, and the walls are white. There is a good-sized storage cupboard which houses the fuse box.

The kitchen has high gloss light grey units with white worktops. Integrated appliances include a fridge freezer, dishwasher and washer/dryer. There is a ceramic four burner hob with extractor fan, a built-in single oven and stainless-steel sink with drainer. The walls have white brick effect tiles, and the floor tiles are light grey. The double-glazed window faces the front of the property.

The downstairs cloakroom consists of low-level WC, wash hand basin, extractor fan and radiator.

The living room/diner has grey carpets, white walls and double patio doors to the rear garden. There is a large storage cupboard with restricted height due to the stairs.

Grey carpeted stairs rise to the upstairs landing with another spacious storage cupboard, loft access and a radiator.

The principal bedroom has rear aspect windows, grey carpets and white walls. The en-suite consists of low-level WC, wash hand basin, heated towel rail and walk in corner shower. There are brick effect medium grey tiles on the walls and light grey tiles on the floor. An obscure window faces the side of the property.

There are two further bedrooms, a single which faces the rear and a double which faces the front. Both bedrooms have grey carpets and white walls.

The bathroom consists of heated towel rail, low-level WC, wash hand basin and full-size bath with shower. An obscure window faces the front of the property. The wall are tiles with medium grey coloured brick effect tiles and light grey tiles are on the floor.

Sellers' Insight

"We have definitely enjoyed having countryside walks right on our doorstep the most (the mare and foal sanctuary is just down the road) as well as being within walking distance to town and the station and easy access to road links to Exeter. The neighbourhood is also very friendly and quiet."

Measurements

Kitchen - 12'2 x 8'0 (3.70m x 2.45m)

Living Room/Diner - 15'1 x 14'8 (4.59m x 4.46m)

Bedroom 1 - 13'10 x 8'6 (4.22m x 2.60m)

Ensuite - 8'6 x 4'4 (2.60m x 1.32m)

Bedroom 2 - 10'2 x 8'6 (3.11m x 2.60m)

Bedroom 3 - 8'11 x 6'4 (2.71m x 1.92m)

Bathroom - 7'11 x 6'3 (2.41m x 1.90m)

Garage - 18'8 x 9'11 (5.70m x 3.03m)

Useful Info

Broadband Speed - Ultrafast 1000mbps

EPC Rating B

Teignbridge Council Tax Band C (£1868 per year)

Gas, Water and Electric Supplied

The property is freehold



REAR GARDEN

The fully enclosed rear garden is surrounded by fencing and has a selection of trees and shrubs. Access to the garden is from the lounge French doors onto a patio area. The rest of the garden is mostly laid to lawn with a decked area ideal for a bistro set to sit out and enjoy the sun.

GARAGE

Single Garage

ON DRIVE

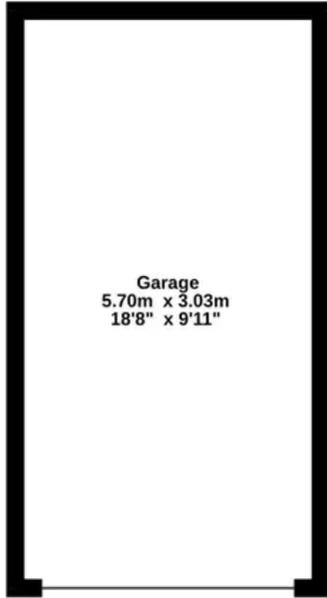
1 Parking Space

In front of the garage is off road parking for one car

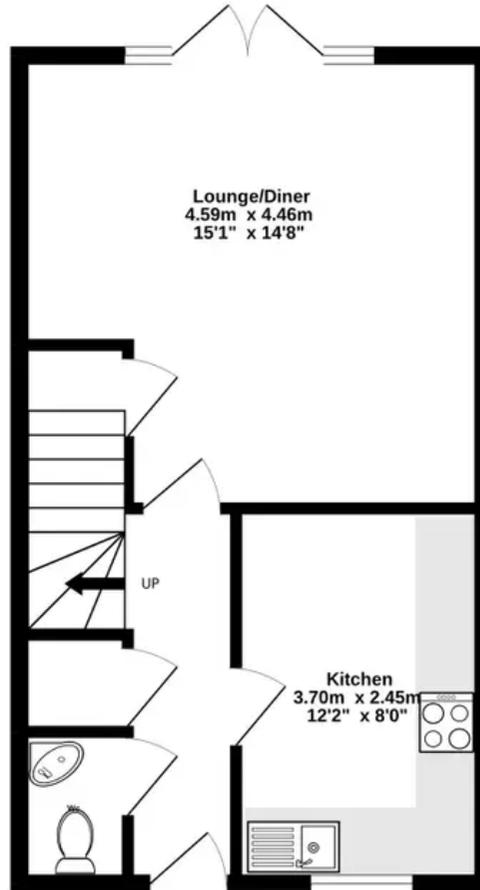




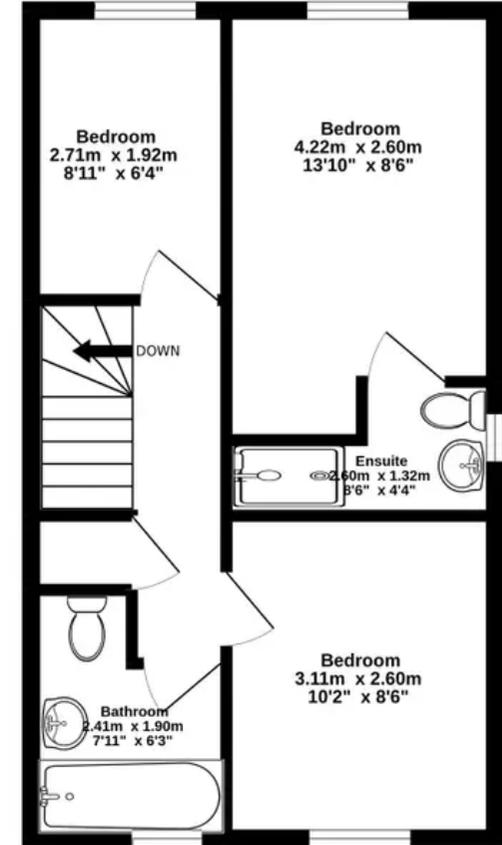
Garage
17.2 sq.m. (185 sq.ft.) approx.



Ground Floor
37.5 sq.m. (403 sq.ft.) approx.



1st Floor
37.5 sq.m. (403 sq.ft.) approx.



TOTAL FLOOR AREA : 92.1 sq.m. (992 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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