



CHARTSEEDGE

Mount Radford

Mount Radford

Totnes, Devon, TQ9 5LH

Large Town House in Totnes with Lovely Views

- 4/5 Bedrooms with one en suite.
- Large bright kitchen/breakfast room.
- Two reception rooms with open fireplace.
- Large basement perfect for a home office.
- Walled Rear South Facing Garden.
- Large Front Sun Deck
- Garage and Parking

An exceptional semi-detached family home situated on a private lane at the top of the popular town of Totnes.

This lovely Victorian home offers spacious and flexible accommodation. The property has bright, spacious rooms set over four floors. The wonderful period features have been retained and juxtaposed with a striking modern décor.

The property is entered on the raised ground floor via the original doorway into a lovely hallway giving access to the reception/sitting room which provides a very spacious double aspect room with an open fireplace, and lovely views over the front terrace. This leads into the kitchen/breakfast room (also approached off the hallway) which has a brightly tiled floor, fitted units and a cosy dining area. There is a door to the garden which has a rear purpose built seating area. Also on the ground floor is a guest WC and stairs down to the Basement.

From the hallway there are stairs up to a half landing with family bathroom, and on the first floor there is a very light and spacious master bedroom with far reaching views over Totnes to Dartmoor and the fields beyond. Also on this floor is bedroom 5/study and bedroom 4 that overlooks the rear garden with ensuite shower room. On the second floor there is a very large bedroom (currently being used as a cinema/media room), and a further double

Asking Price £685,000



bedroom with lovely far reaching views over the rear garden. The full height basement has its own entrance and would easily lend itself to use as a playroom/home office.

Outside

To the front there is a garage with a lovely sun deck above perfect for al fresco dining. To the rear is a South Facing walled garden with mature planting and grassed area and 2 purpose built sitting areas. There is further parking on the private access road.

Situation

Mount Radford is located on a private lane on the southern side of Totnes just off the Kingsbridge Hill and within walking distance of the town. The main Line Train Station is less than a 1 mile walk away with direct connections to London Paddington, Exeter St David's and Plymouth. Exeter Airport is approx. 30 miles away giving direct flights to London, UK and Europe. Located at the head of the River Dart, Totnes is renowned for its lively, diverse community and relaxed atmosphere. There are a plethora of restaurants and pubs as well as privately owned independent shops.

Services

Mains gas, electricity, water and drainage.

Tenure

Freehold

Council Tax Band E £2,310 pa

Directions

From The Plains at the bottom of the town, proceed straight up Fore Street, into the High Street and up through the Narrows right to the top of town. At the top of the road, bear right into Plymouth Road and follow this over the crossroads and then take the first turning on the left into the private lane. Follow this to the top and round the bend to the right and Mount Radford is found along here on the left hand side.

VIEWINGS BY APPOINTMENT

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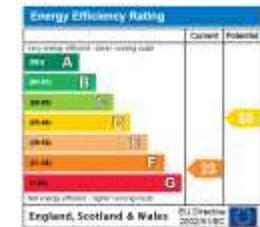


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