



CHARTS EDGE

The Haven

The Haven

Totnes, Devon, TQ9 5RP

Contemporary New Homes in Heart of Totnes

- Quiet Secluded Town Location
- Luxury Detached Brand New Houses
- Set behind Electric Gates
- 4 Double Bedrooms
- 3 bathrooms
- Open Plan Living Room
- Private Gardens and Double Garage

Located in the heart of Totnes this development of only 3 exclusive 4 bedroom detached homes are found behind electric gates in a quiet, secluded, courtyard setting. These unique luxury homes offer the best of town living with the benefit of their own gardens and garaging. The high street is a level walk away and practically on your doorstep with the supermarket and train station a short walk away. A unique opportunity for convenient town living in easily to manage homes.

The location and layout of the houses makes these perfect family homes but also offers the ability to create a home office. A selection of good nurseries, primary and secondary schools are within easy walking distance and on a day to day basis there is no need to use your car.

These contemporary homes are set over 2 or 3 floors all with stunning living area including large luxury kitchen breakfast area and open plan living room with dining areas opening up through glazed doors to the gardens. They will be finished to a high standard and offer luxury living in the centre of this historic town

Asking Price £795,000



Dart House

The largest of the houses it is located in the corner of the site and has a grand entrance hall which doubles as a garden room overlooking a secluded court yard. The huge open plan living room has a dining area, large kitchen area (kitchen choices and design are the buyers choice) and glazed doors leading onto a sun deck and garden there is also a guest WC on this floor. On the first floor there is the master bedroom suite with ensuite bathroom and walk in wardrobe, a further double bedroom and family bathroom. On the second floor are 2 double bedrooms and a shower room. Externally there is an integral double garage and secluded garden with sun terrace. Due to be complete Autumn 2020

Price £795,000

Location

The Haven is located in the centre of Totnes in a secluded quiet courtyard setting but with all its amenities on your doorstep. Totnes is surrounded by the beautiful rolling countryside of the South Hams. Located at the navigable head of the River Dart this unique town has a worldwide reputation for its lively, diverse community and relaxed atmosphere. There are a plethora of restaurants, bars and pubs as well as many privately owned shops and art galleries. The stunning beaches in this area are a short drive away whilst the wild, open spaces of Dartmoor National Park are approx. 20mins drive.

Totnes main line Train station is approx. 600m with its direct connection to London Paddington (approx. 2hr 45mins) Exeter St Davids (approx. 35 mins) and Plymouth (approx. 30 mins). The A38 giving access to the motorway network is about a 10 minute drive.

Services - Mains Gas, Electricity, Water and Drainage.

Tenure – Freehold

Service Charge – Estimated at £900 per annum with each owner having an equal share in the management company



Dart House, The Haven

Approximate Gross Internal Area = 211.2 sq m / 2273 sq ft
(Including Garage)



Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID665290)

SPECIFICATION

- Electric gated development
- Underfloor Heating
- Log Burner
- Hard wired for internet connection in a number of the rooms
- Bespoke Kitchens with fully integrated NEFF appliances
- Silestone/Granite worktops
- Luxury Bathrooms with DURAVIT appliances and stylish modern Porcelanosa tiling
- Hardwood flooring, quality tiles and carpets
- High levels of insulation
- Bespoke hardwood double glazed windows
- Fully cabled for satellite and terrestrial TV
- Landscaped gardens
- Double garages with electric doors
- Fitted Fire Sprinkler System
- Electric Charger point available if required (subject to application – grant available)
- Building Society Approved Builders Warranty

VIEWINGS BY APPOINTMENT

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Please note: specifications and layouts may change during the construction process.

Important Notice

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