



Graybridge Road  
Horrabridge, Yelverton

Offers In The Region Of £225,000



## Graybridge Road

Horrabridge, Yelverton

**READY TO MOVE IN!** This three bedroom, semi detached house is well appointed throughout with ample off road parking and a level rear garden, located in a desirable village of Horrabridge and offered to the market with **NO ONWARD CHAIN**.

The property is approached via a gravel driveway providing ample off road parking with lawned front garden featuring a pathway leading to a covered front entrance with door to the hallway and stairs to the first floor landing.

On the ground floor, is a spacious double aspect lounge/dining room with a fireplace which adds a nice focal point to the room and a dining area with plenty of space for table and chairs. This is conveniently located next to the kitchen, which is fitted with a modern range of floor and wall mounted units. There is a beautiful, large, double glazed bay window making the rooms bright and airy and over looks the child friendly rear garden and door to the side providing access to the driveway perfect when bringing home the weekly shopping.

On the first floor are three good-sized bedrooms all with double glazed windows and radiators and a modern family bathroom with a matching suite in white and an opaque double glazed window to the rear aspect.

A particular feature of this home is the well established level rear garden which is laid mainly to lawn.





**Storm Porch**  
**Entrance Hall**  
**Lounge/Dining Room**  
23'7 x 11'7 max (7.19m x 3.53m max)

**Kitchen**  
10'7 x 7'3 (3.23m x 2.21m)

**Landing**

**Bedroom One**  
14'8 x 8'7 (4.47m x 2.62m )

**Bedroom Two**  
8'6 x 8'7 (2.59m x 2.62m )

**Bedroom Three**  
8'6 x 6 (2.59m x 1.83m)

**Bathroom**

**Garden**

**Driveway**

**EPC**  
52/E

**Tenure**  
Freehold

**Services**  
Mains gas, electricity, water and drainage.

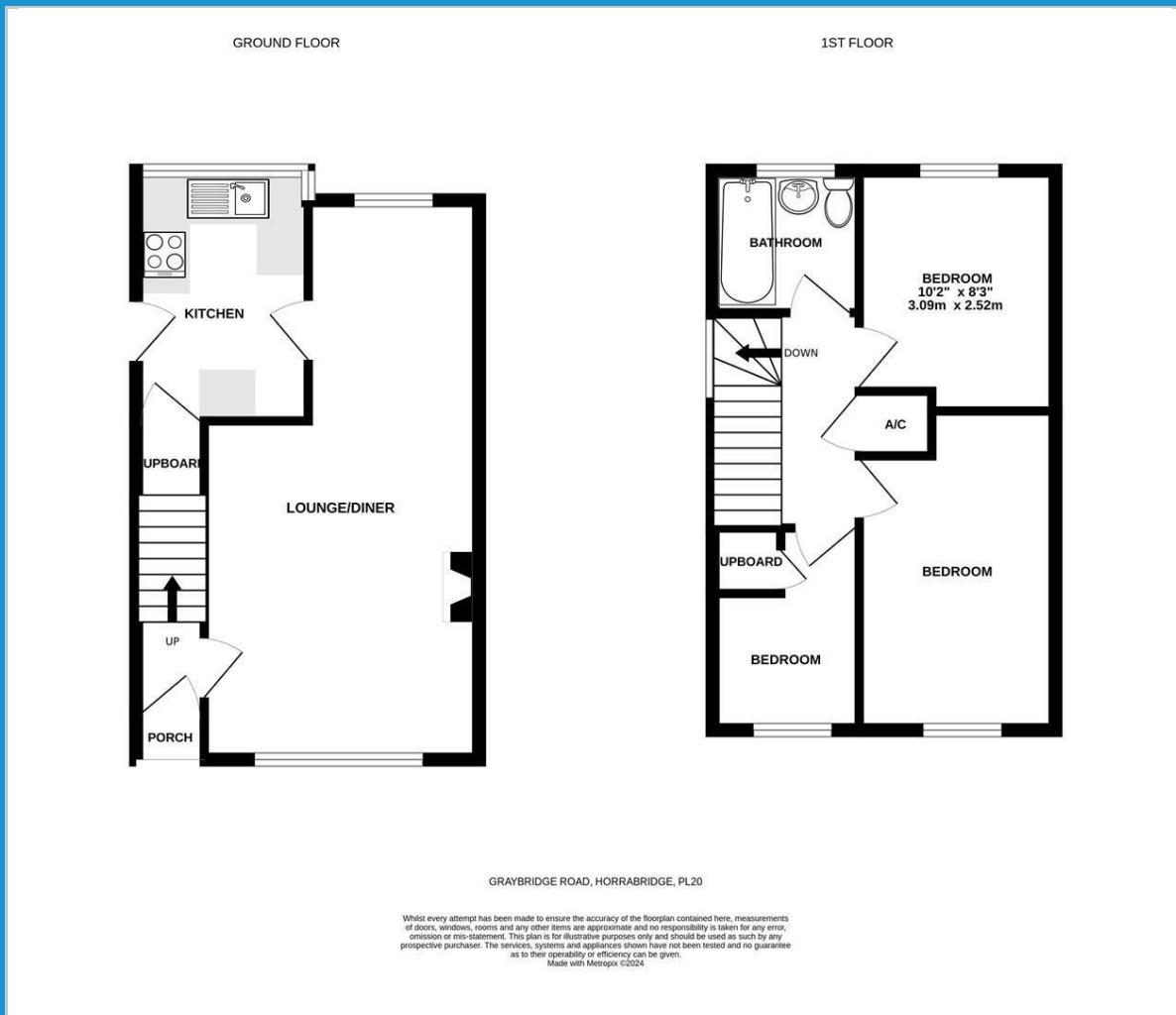
**Council Tax Band**  
Band 'C'

**Situation**  
Horrabridge is a moorland village located on the eastern edge of Dartmoor. Walks on Dartmoor are within easy reach and there is also convenient access for those who need to commute to Plymouth. There is a vibrant community in the village with a number of local shops & two public houses. The popular Drakes Trail runs through the village and this property offers easy access onto it, providing a gentle walk or cycle to Tavistock or Yelverton & beyond.

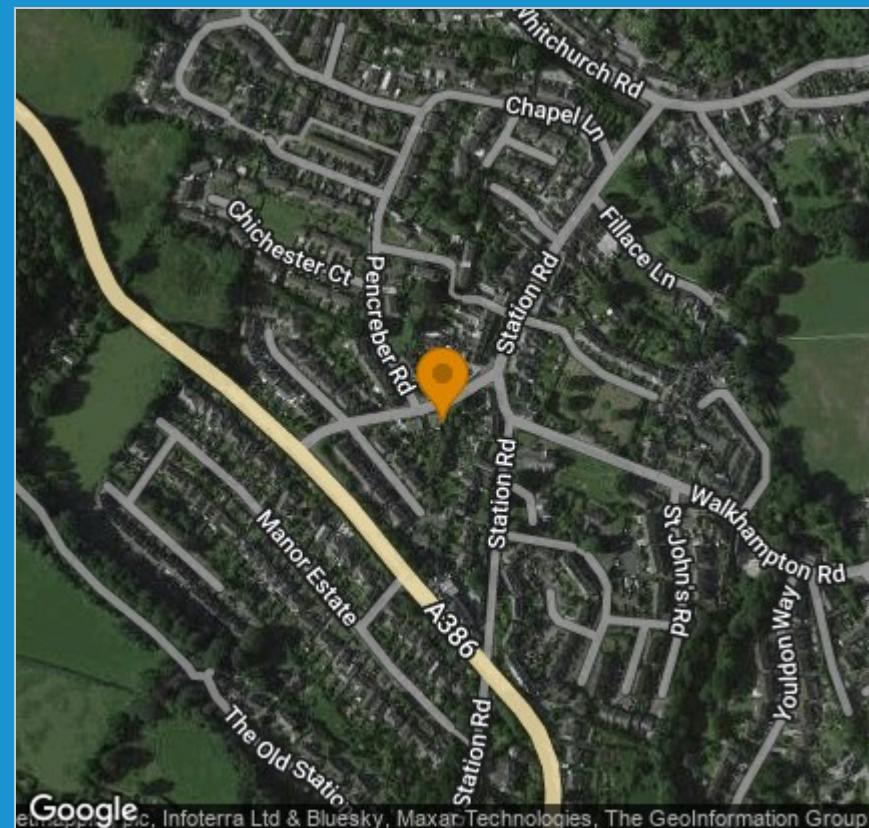
**Sat Nav**  
PL20 7SE



## Floor Plan



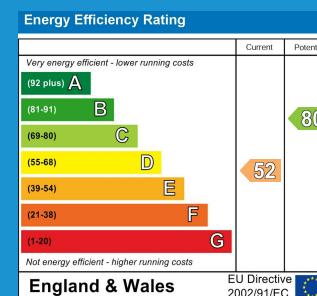
## Area Map



## 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.

## Energy Efficiency Graph



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