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7 WEYMOUTH PARK

HOPE COVE • TQ7 3HD



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GROUND FLOOR

Entrance Hallway | Kitchen | Sitting/ Dining Room | Bedroom 1 With
En-Suite Shower Room | Bedroom 2 | Bedroom 3 | Bathroom

EXTERNAL

Private Driveway | Garage | Laundry Room | Patio | Front Garden
Lawned Garden



“A beautifully presented bungalow
in the heart of Hope Cove”...

The property has a well thought out layout. On entry, the hallway provides access to all areas, creating a lovely flow. To the right is a spacious open-plan living and dining room with two large windows that brings in plenty of natural light, log burner and distant sea views. The kitchen, located next to the living room, includes floor and wall cupboards for storage and a door leading to the rear garden and laundry room.

- Sea views from the open plan living/ dining room.
- Garage with separate laundry room
- Newly fitted windows and driveway
- 3 spacious bedrooms, one with an en-suite shower room
- Walking distance to beaches, eateries and post office

Continuing through the property you will discover three bedrooms, one of which has a modern en-suite shower. All bedrooms are well proportioned and have lots of natural light which flood in. The family bathroom serves the remaining bedrooms with shower over bath.

Externally, the front of the property features a lawn and a gate leading to a patio area. The driveway, was recently paved with porous block and security bollards installed. It can accommodate multiple vehicles. A single garage has been partially converted, with the rear section now functioning as a laundry room, this space is accessible from the back. The laundry room has space for a washing machine, integrated fridge, electricity, cupboards, and a basin. The rear patio, accessed by a couple of steps, offers a perfect space for al fresco dining in the winter.

The property is only a short stroll in the centre of the village and beaches.



TOTAL APPROXIMATE AREA: 86.8 SQ METRES 934.3 SQ FT



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Tenure: Freehold

Council Tax Band: D

Local Authority: South Hams District Council

Services: Mains electricity, water and drainage. Oil fired central heating.

EPC: Current E (50) Potential B (81)

Viewings: Very strictly by appointment only

Location: Hope Cove is a hidden gem. The village has a laid back and quiet feel, with two beautiful and easily accessible beaches which are perfect for surfing, paddle boarding and sailing. The mix of sandy and rocky terrain make the beaches ideal for families who want to build sandcastles and explore rockpools, and the harbour wall is a great spot for crabbing. There are lifeguards on duty during the summer months and the water quality has been designated as excellent, with seals often seen from the beaches. If you like eating out, Hope Cove has two excellent village pubs and a handful of restaurants including the highly recommended Lobster Pod Bistro. The small village shop means you don't have to leave the tranquillity of Hope Cove if you don't want to. If you do want a change of scene then the bars and restaurants of Salcombe are a short drive or taxi ride away, and the nearest supermarket is in Marlborough.

Hope Cove hosts 'Hope Cove Week' each August bank holiday, this a lively and fun family festival with lots going on for all the family to enjoy.

Directions: From Kingsbridge head towards Hope Cove via the A381. On arriving at Hope Cove proceed into the village and take the right hand turning into Weymouth Park, the property will be on your right.

What three words: ///reset.things.widget

Salcombe 4.5 miles - Totnes 18.1 miles (Railway link to London Paddington) - Kingsbridge 5.1 miles