



Moorside, Old Station Road, Horrabridge, PL20 7RA

Offers In Excess Of £460,000



01752 875075

Please submit all offer to: [louis.lopez@hindheadproperty.com](mailto:louis.lopez@hindheadproperty.com) (kindly include a copy of photographic I.D. and proof of funds for anti-money laundering purposes).





## VALUERS NOTES

This is a fantastic opportunity to purchase this charming semi-detached Edwardian family home, offered for sale for the first time since 1982. Situated in the sought-after village of Horrabridge, this property retains many period features while offering a light, airy, and spacious layout throughout.

The property comprises four bedrooms (one currently used as a recreational room/office), a family bathroom, a modern kitchen with granite worktops, downstairs W/C, two reception rooms, and a breakfast room. The living room boasts a period fireplace and a bay window with lovely views over the mature gardens and Dartmoor beyond.

The well-maintained gardens are a fabulous addition to this home, offering areas of lawn, a paved patio, and storage. For those gardeners out there, this west-facing rear garden is a truly enticing space. For those seeking off-road parking, a brick-paved driveway provides ample off-road parking for multiple vehicles, with the option for further development, such as the installation of a garage and/or additional parking, subject, of course, to the relevant planning permissions.

Located within walking distance of local amenities in Horrabridge, the property offers easy access to nearby schools, including Horrabridge Primary School, just 500 metres away, and Tavistock College, which is about 3.5 miles away. For health services, Yelverton Surgery is just 1.1 miles away, and Bere Alston Railway Station is approximately 4.63 miles away. Is it ticking all of those proverbial boxes yet? If so, an internal viewing is highly recommended. Don't delay-call Hindhead today!





## VENDOR'S PROPERTY DESCRIPTION

Welcome to Moorside, a charming Edwardian home nestled in the heart of Horrbridge. Having been our beloved family home for over 40 years, it's now time for us to move closer to our daughters and grandchildren, but we will always cherish the memories we've made here.

We've taken great care to preserve the original character of Moorside, sympathetically restoring and updating features while ensuring its timeless charm remains. From the elegant sash windows to the original internal doors and stained glass in the hallway, every detail reflects the home's rich history.

The location has been perfect for us – offering the best of both worlds. It's a peaceful rural setting with stunning access to Drake's Trail and Dartmoor National Park, yet conveniently close to nearby schools, shops, and bus links to Tavistock and Plymouth. The village itself has a wonderfully welcoming community, and we could not have asked for better neighbours.

We hope the new owners will love Moorside as much as we have and will feel just as at home here as we always have. This is more than a house; it's a place to create lasting memories.

## HORRBRIDGE

Horrbridge, PL20, is a picturesque village nestled on the edge of Dartmoor National Park, offering a peaceful and scenic setting. With easy access to both Plymouth and Tavistock, it's an ideal location for those seeking a blend of countryside charm and modern convenience. The village boasts local amenities, a strong sense of community, and stunning views of the surrounding moors, making it perfect for outdoor enthusiasts and families alike.

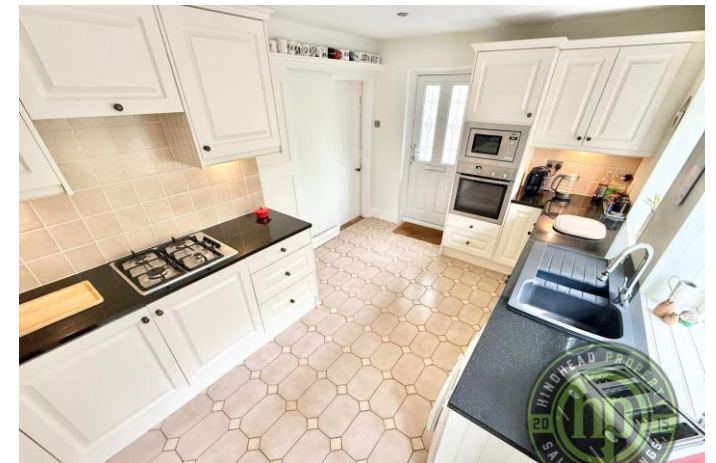


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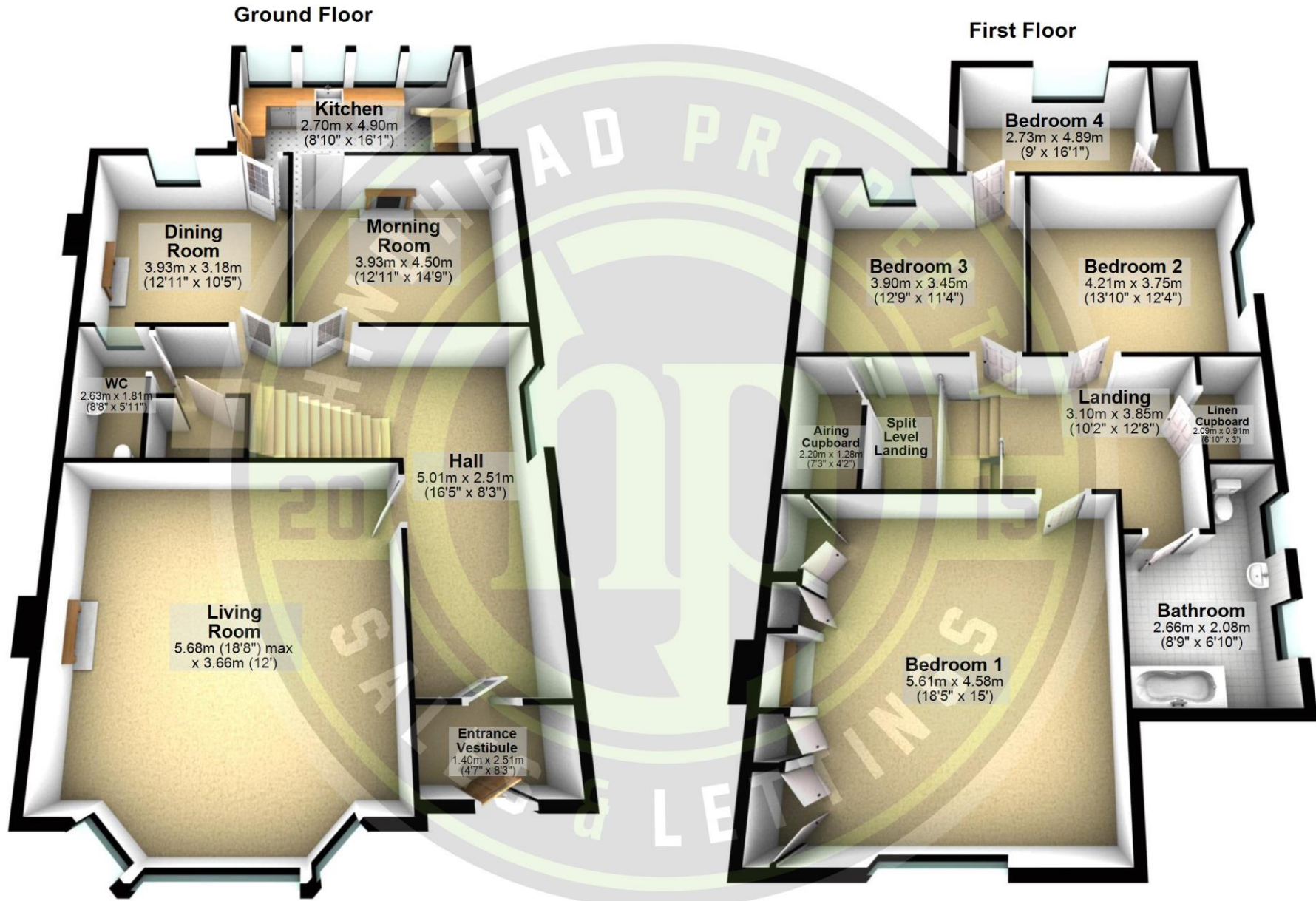
Council Tax: F

## VIEWINGS

We anticipate high demand for this property and advise early viewings to avoid disappointment. All applicants will be subject to a rigorous registration/ financial verification process. Viewings will be booked by appointment only and are subject to availability. For more information, please call Louis on 01752 875075. Copyright © 2024 Hindhead Property LTD. condition of these items and services themselves.







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