

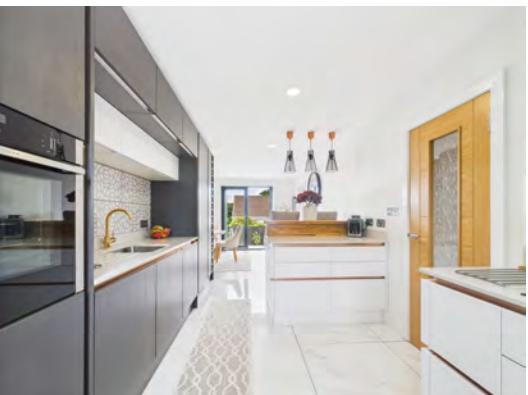


Bond  
Oxborough  
Phillips  
*Changing Lifestyles*

33 St. Davids Road  
Tavistock  
PL19 9BT



**Offers Over - £550,000**



# 33 St. Davids Road, Tavistock



- Beautifully renovated and extended detached home in a sought-after Tavistock location
- Spacious entrance hall with cloakroom and generous storage
- Impressive extended kitchen/dining area with French doors to the landscaped garden
- Separate living room and versatile office/bedroom four
- Practical utility room and internal garage access with roller door
- Within walking distance of both Tavistock town and Dartmoor



This beautifully renovated detached home offers a superb combination of space, modern living, and stylish design throughout. Situated in a highly sought-after area of Tavistock, this property has been thoughtfully extended and maintained to an exceptional standard, providing versatile accommodation for contemporary family life.

The property welcomes you with a spacious and inviting entrance hall, complete with a cloakroom and generous storage options. From here, you are led into the heart of the home — an impressive extended kitchen/dining area that seamlessly combines practicality with elegance. The kitchen features high-quality fittings and appliances, with ample space for family dining and entertaining. French doors open directly onto the landscaped garden, creating a seamless flow between indoor and outdoor living — perfect for summer gatherings or quiet moments in the fresh air.

A practical utility room adds to the functionality of the home, while a separate living room provides a comfortable retreat. The extended office/bedroom four offers flexible accommodation to suit your needs, whether for working from home, a guest room, or additional family space. Further enhancing convenience, there is additional storage and internal access to the garage, which is fitted with a secure roller door.

Upstairs, the property continues to impress with three generously sized double bedrooms, including a master bedroom with a modern en suite shower. The contemporary family shower room serves the remaining bedrooms, combining style with practicality. The property enjoys attractive views and a sense of privacy, complemented by a stunning, well-maintained garden.

Externally, the home is equally appealing. At the front, there is a neatly kept lawn and a driveway providing off-road parking. A side door gives easy access to the side of the property and through to the rear garden. The rear garden itself has been beautifully designed for both relaxation and entertaining, featuring an Indian sandstone patio that provides an ideal spot for outdoor dining. Steps lead down to a level lawn framed by raised flower beds, while a further dedicated outdoor cooking and seating area creates the perfect setting for barbecues, family gatherings, and summer evenings with friends.

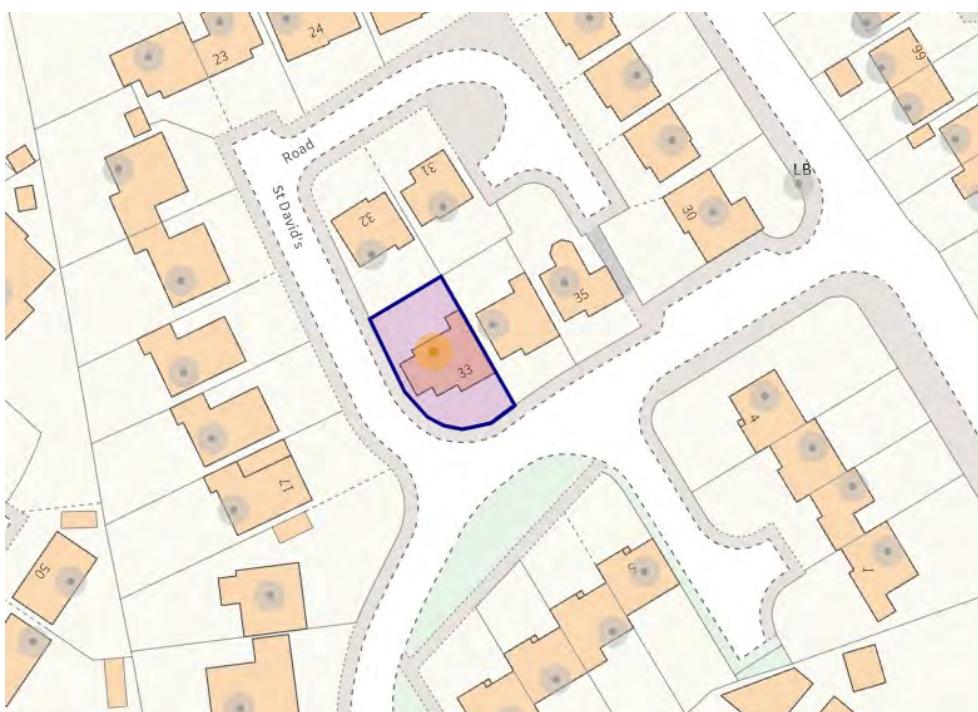
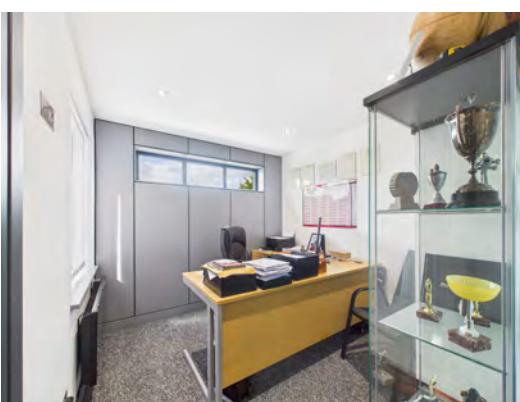


# Changing Lifestyles

Tavistock is a thriving stannary market town in West Devon, nestled on the western edge of Dartmoor National Park. Tavistock is an ancient town, rich in history dating back to the 10th century and famed for being the birthplace of Sir Francis Drake. Largely the 19th-century town centre is focused around Bedford Square which is a short stroll from this property.

The town offers a superb range of shopping, boasting the famous Pannier Market and a wide range of local and national shops. Also there are public houses, cafes, restaurants, social clubs, riverside park, leisure centre, theatre, doctors surgery, dentists and Tavistock Hospital. There are excellent educational facilities including primary and secondary schools in the state and private sector. The town has superb recreation and sporting facilities including; Tennis club, bowls club, golf club, cricket clubs, football club and athletics track.

Plymouth, some 15 miles to the south, offers extensive amenities. The cathedral city of Exeter lies some 40 miles to the northeast, providing transport connections to London and the rest of the UK via its railway links and the M5 motorway.



Please do not hesitate to contact the team at Bond Oxborough Phillips Sales & Lettings on **01822 600700** for more information or to arrange an accompanied viewing on this property.

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Floor 0



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