



Bond
Oxborough
Phillips

Changing Lifestyles

33 Saxon Road

Tavistock

Devon

PL19 8JS

OIEO: £150,000



Changing Lifestyles

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Welcome to this beautifully maintained two-bedroom ground-floor flat, perfectly situated in a peaceful area just outside central Tavistock. Offering both comfort and convenience, this home is ideal for first-time buyers or those looking to settle in the area.

As you step inside, you're welcomed by a spacious entrance hall that seamlessly connects to the well-proportioned dining kitchen and living area. To the right, you'll find the generously sized master bedroom, complete with an en-suite shower room, alongside a bright and airy second bedroom. A sizeable communal bathroom provides additional convenience for guests.

The large living room offers plenty of space for relaxation and entertaining, . Additionally, the property includes a private parking space located at the rear.

Don't miss the opportunity to explore the full potential of this fantastic flat—book a viewing today!

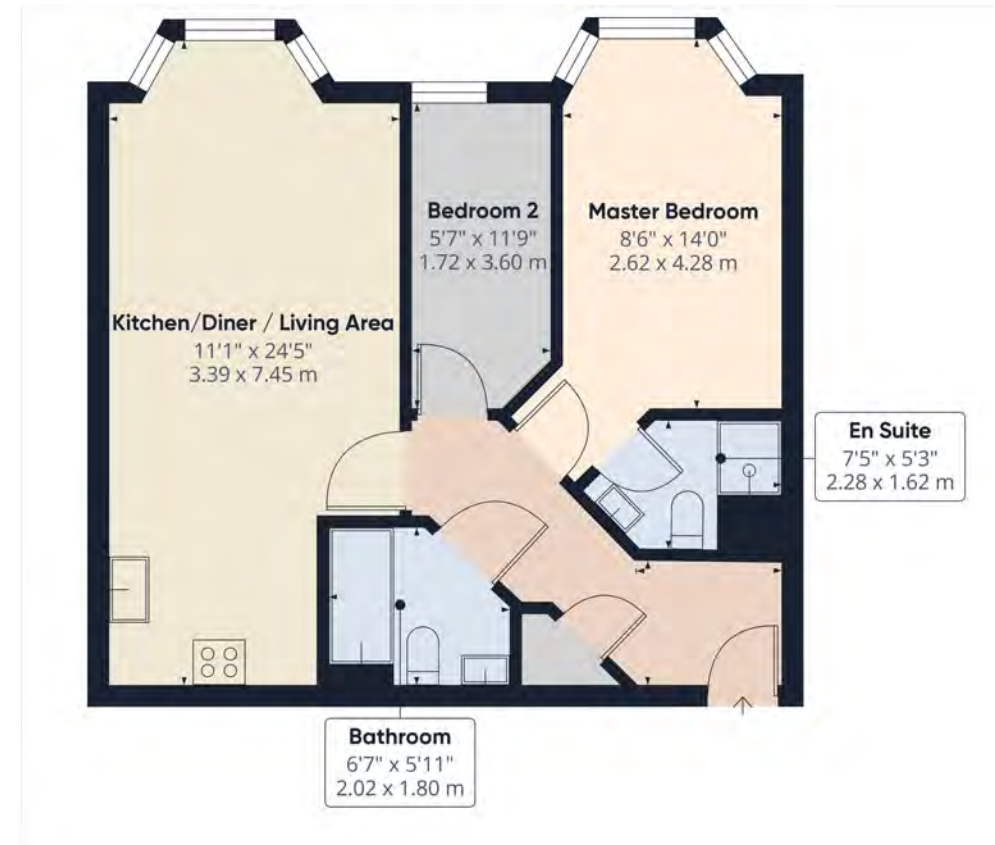
Ground Rent and Maintenance Fees TBC

SITUATION:

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.



We have the facility to refer purchasers and vendors to conveyancing, mortgage advisors and Surveyors. It is your decision if you choose to deal with any of these companies however should you choose to use them we would receive a referral fee from them for recommending you. We will receive a referral fee between £50 - £300 depending on the company & individual circumstances. We have carefully selected these associates for the quality of their work and customer service levels.

Consumer Protection Regulations: We have not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. References to the Tenure of a Property are based on information supplied by the seller. We have not had sight of the Title Documents. A buyer is advised to obtain verification from their solicitor or surveyor. Floorplans shown are for guidance only and should not be relied upon. Items shown in photographs are NOT included unless specifically mentioned within these details. They may however be able by separate negotiation. You are advised to check the availability of this property before travelling any distance to view. Particulars are produced in good faith to the best of our knowledge and are set out as a general guide only.