

60 ABOVE TOWN

DARTMOUTH, DEVON

JACKSON-STOPS

60 ABOVE TOWN, DARTMOUTH, DEVON

TOTAL APPROX. FLOOR AREA 136.6 SQ. METRES (1470.1 SQ. FEET)

A beautifully refurbished detached house situated in the heart of the town, with four bedrooms, three bathrooms, an al fresco dining terrace, a further rear terrace, and river views.



DISTANCES

TOTNES 12 MILES
BLACKPOOL SANDS BLUE FLAG BEACH 3 MILES
A38 (M5) 19 MILES

GROUND FLOOR

- Sitting room
- Snug / TV area
- Kitchen / dining room
- Bedroom
- Family bathroom

FIRST FLOOR

- Main bedroom with dressing room, en suite shower room and full width balcony overlooking the Dart Estuary and out to sea
- Two further bedrooms
- Family shower room

OUTSIDE

- Front terrace for al fresco dining
- Rear terrace
- Lovely water views
- Reserved parking space nearby

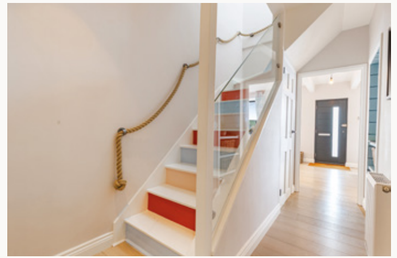
LOCATION

Dartmouth is a beautiful waterside town and is celebrated for its rich maritime heritage, being home to the Britannia Royal Naval College. The town is one of the jewels in Devon's crown, offering outstanding natural beauty, and a vibrant year-round community. Above Town is a sheltered quiet lane, which sits in an elevated position overlooking the Dart Estuary. It descends into Warfleet, where Warfleet Creek, a beautiful cove with a public slipway, leads to the National Trust owned bluebell woods of Gallants Bower, Dartmouth Castle, St Petrox Church, and both Sugary Cove and Castle Cove beyond. The views on display are some of the best on offer encompassing the River Dart, Kingswear and the surrounding countryside.

The town centre, which can be reached on foot in about 10 minutes, offers a wonderful and varied selection of shops, boutiques, galleries, pubs and restaurants, including The Seahorse, which was recently named as 'Best restaurant outside of London' by the Food and Travel Reader Awards 2025. Dartmouth hosts several yearly festivals, including the Dartmouth Royal Regatta, Food Festival, Music Festival and Galleries Week. Alongside the traditional bakers, butcher and grocer, there are two supermarkets and an M&S Food Hall. The town is well serviced with a new health and well-being centre, a cinema, a leisure centre and both indoor and outdoor swimming pools.

The River Dart, which flows from Dartmoor, through Totnes and out to sea at Dartmouth, is always a hive of activity, and as a deep-water port, attracts boats from all over the world. Dartmouth lies within the South Hams and the South Devon Area of Outstanding Natural Beauty, an area famous for its stunning coastline with sandy beaches and hidden coves. The mainline train station at Totnes runs a regular service to London in just over 2.5 hours and the A38 (M5) is about 19 miles.







THE PROPERTY

Having undergone a comprehensive programme of refurbishment and extension, 60 Above Town now offers beautifully appointed accommodation, thoughtfully designed to maximise space and light. The views of the estuary are superb, and the interior coastal design which runs throughout the house, is both elegant and relaxed. The heart of the house is the beautiful open-plan living space, perfectly suited to modern family life and entertaining, with the sitting room centred around a wood-burning stove with bespoke cabinetry to either side, the TV area, and the dining room which is open to the kitchen. The kitchen is beautifully fitted with a good range of units and integrated appliances including a dishwasher, washing machine, tumble dryer, fridge, freezer and range-style cooker. Also on the ground floor is a bedroom featuring bespoke built-in bunk beds, ideal for younger family members, together with an adjoining family bathroom.











Stairs rise to the first floor where the principal bedroom suite occupies a particularly enviable position. Wall-to-wall glazed doors open onto a private terrace balcony, perfectly framing the breathtaking river and sea views. Accompanying the bedroom is a dressing area and a stylish en-suite shower room complete with a rain-head shower. On this floor are two further double bedrooms, one of which features a bespoke built-in bed with steps rising to an elevated guest or children's sleeping area, and a third shower room with rain-head shower.

OUTSIDE

Terraces extend to both the front and rear, with the rear offering an outdoor kitchen, and the full-width front terrace to the front providing a gorgeous al fresco dining area whilst enjoying lovely river and sea views.

There is a reserved parking space which is leased and transferable, and is located on Jawbones Hill, a 9 minute walk and 0.3 miles from the house (Google Maps).

DIRECTIONS (TQ6 9RG)

From the centre of town, proceed on foot, up Smith Street (opposite the Co-Op), and fork left into Crowthers Hill.



At the second fork, bear left again into Above Town and number 60 will be found further along on the right-hand side.

What3words – ///irritable.validated.brushing

PROPERTY INFORMATION

Services: All mains connected

Tenure: Freehold

Local Authority: South Hams District Council
www.southhams.gov.uk 01803 861234



Council Tax Band: E

EPC rating: D

Contents, fixtures and fittings: Unless specifically mentioned in these particulars, all contents, fixtures and fittings, garden ornaments and statues and curtains are specifically excluded from the sale. Certain items may be available by separate negotiation.

Viewing: By appointment with Jackson-Stops Exeter office: 01392 214222

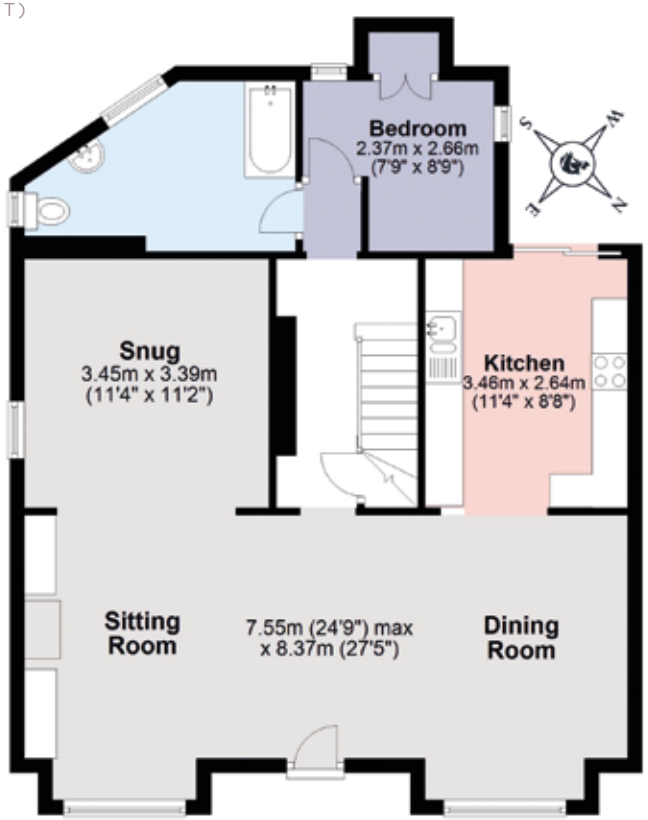


60 ABOVE TOWN

TOTAL APPROX. FLOOR AREA
136.6 SQ. METRES (1470.1 SQ. FEET)

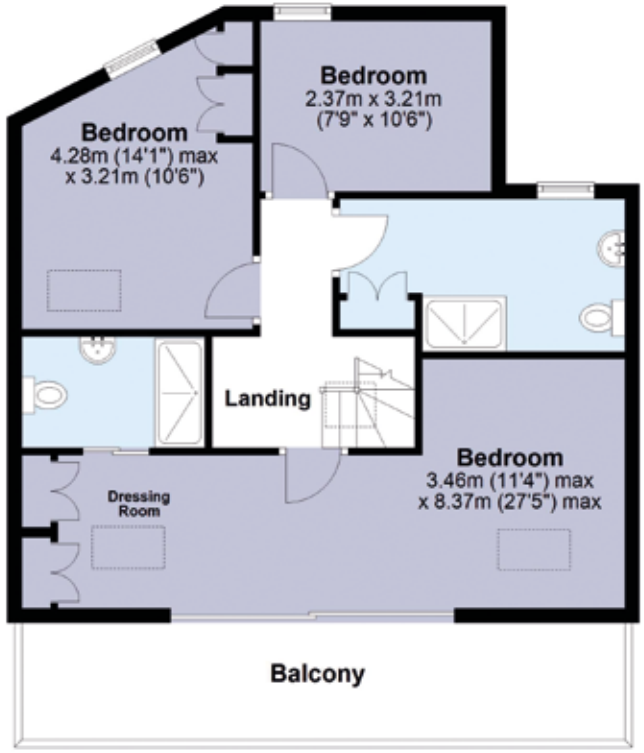
Ground Floor

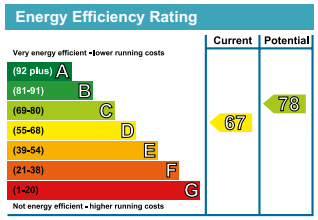
Approx. 75.0 sq. metres (807.3 sq. feet)



First Floor

Approx. 61.6 sq. metres (662.8 sq. feet)
(excluding Balcony)





Measured in accordance with RICS guidelines. Every attempt is made to ensure accuracy, however all measurements are approximate. This floor plan is for illustrative purposes only and is not to scale.

Important Notice: Every care has been taken with the preparation of these particulars, but complete accuracy cannot be guaranteed. If there is any point which is of particular importance to you, please obtain professional confirmation. Alternatively, we will be pleased to check the information for you. All measurements quoted are approximate. The Fixtures, Fittings & Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are reproduced for general information, and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract. Brochure by wordperfectprint.com.

EXETER
01392 214222
exeter@jackson-stops.co.uk
jackson-stops.co.uk

OnTheMarket
rightmove
JACKSON-STOPS
PROPERTY EXPERTS SINCE 1910