

HOWARD DOUGLAS

t: 01364 652656
e: post@howarddouglas.co.uk

howarddouglas.co.uk

Tararua, Hennock, Bovey Tracey, Newton Abbot, Devon TQ13 9QQ

A detached home offering versatile accommodation including a self-contained annex with ample off-road parking and picturesque countryside views, situated in a village setting

Beautiful location on the edge of Dartmoor | Extensive Parking | Attractive Rear Garden
Self-Contained Two Bedroom Annexe | Garden Room | Fireplace With Wood Burner
Three Double Bedrooms

£699,500

Situation & Description

Tararua is a detached home set within the sought-after village of Hennock, on the eastern edge of Dartmoor National Park. The property provides flexible, well-arranged accommodation with generous living areas. The living room provides a spacious, well-balanced area for everyday living with wide windows that flood the space with natural light and capture the property's countryside views. Its position within the home makes it a natural focal point. In total, there are five double bedrooms, including the annex, each completed with modern en-suite facilities. The layout suits a range of living arrangements, offering space for multi-generational living, home working or guest accommodation.

Outside, a pair of wooden gates open onto a broad stone-chipped driveway providing parking for numerous vehicles. A planted boundary wall sets the home back from the road, creating an attractive approach and a welcome sense of privacy. To the rear, the gardens offer a choice of paved and decked seating areas, a level lawn enclosed by mature hedging, and a variety of planted fruit trees. A greenhouse and a vegetable patch complete the space.

The house enjoys a peaceful rural position with wide countryside views, creating a strong sense of privacy while remaining well connected. Bovey Tracey and Newton Abbot are both easily accessible, offering everyday amenities, schooling and transport links. The A38, approximately 2 miles away, provides straightforward access to Exeter and Plymouth, making the location practical for commuting.

Hennock is a traditional Devon village with a well-regarded primary school, parish church and village pub, supported by an active community. The surrounding area offers extensive walking, cycling and outdoor pursuits across Dartmoor. A broader range of shopping, dining and leisure facilities can be found in Bovey Tracey, around 3 miles away, including independent shops, cafés and local services.

Council Tax Band: Band A and Band F at the time of preparing these particulars
Tenure: Freehold

Please Note

Every care has been taken in the preparation of these particulars, but complete accuracy cannot be guaranteed. If there is any point that is of particular importance to you, we will be pleased to check it for you. All measurements (including garden/land sizes) are approximate. Floor plans are for illustrative purposes only and not to scale. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. The Agent has not tested any apparatus, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. The Agent has not had sight of the Title documents. We may refer buyers and sellers to conveyancing services provided by GA Solicitors and Howard & Over Solicitors. You are under no obligation to use either of these firms. However, should you decide to do so we may receive a referral fee of £100 for a sale or purchase that proceeds to completion. As we provide a regular supply of work to both firms of solicitors any referral fee is not added to your conveyancing quote.





Entrance Porch
Part glazed door with colour inset. Two double glazed windows to front aspect. Tiled floor. Obscure glazed door to annex. Obscure glazed door to main house.

Kitchen-Dining Room
Range of cream fronted units. Beech work surface area. Butler style sink. Double glazed window over sink. Feature dual aspect wood burner with raised slate hearth. Radiator. Tiled floor. Door to Inner Hall.



Inner Hall
Stair case to First Floor. Laminate wood flooring. Radiator. Doors leading to the following rooms.

Cloakroom/WC
White WC and wash basin with cupboard underneath. Obscure glazed window. Radiator with radiator cover. Laminate wood flooring.

Utility Room
A range of grey fronted units. Area of work surface with stainless steel sink. Plumbing for washing machine and a further appliance space. Obscure glazed window to front aspect. Radiator.



Bedroom 3
Double glazed window to front aspect. Radiator. Door to En-Suite Shower Room.

En-Suite Shower Room
White suite of WC and wash basin with cupboard underneath, shower enclosure. Heated towel rail. Extractor. Full-height tiled walls.

Bedroom 2
French doors to paved seating area with far reaching countryside views. White fitted wardrobes with overbed storage. Radiator. Door to En-Suite Bathroom.

En-Suite Bathroom
White suite of bath, separate shower enclosure, WC and wash basin. Wall mounted mirror. Obscure glazed window over bath. Heated towel rail. Extractor. Full-height tiled walls. Laminate wood flooring.



Living Room
Bi-fold doors to rear aspect with far reaching countryside views. Double glazed window to side aspect. Feature dual aspect wood burner with raised slate hearth. Wood block floor. Television point. Radiator with radiator cover.

Bedroom 1
Double glazed window to rear aspect with far reaching countryside views. Eaves cupboard storage. Radiator. Door to En-Suite Shower Room.

En-Suite Shower Room
White suite of WC and wash basin with cupboard underneath, shower enclosure. Velux roof window. Heated towel rail. Extractor. Full-height tiled walls. Linoleum flooring.



Landing Room
Eaves storage cupboards. Cupboard housing water cylinder. Velux roof window.

The Annexe

Open Plan Living/Dining/Kitchen
Range of cream fronted units. Black marble effect work surface area. Black composite kitchen sink. Electric oven with induction hob over. Filter hood. Double glazed window over sink. Plumbing for dishwasher. Electric fire place. Two radiators. Stair case to first floor. Double glazed French doors to conservatory. Door to Bedroom 2.

Annexe Bedroom 2
Double glazed window to rear aspect over looking the garden. Radiator. Door to En-Suite Bathroom. Door to Lean-To.

En-Suite Bathroom
White suite of free-standing roll-top bath, separate shower enclosure, WC and wash basin. LED wall mounted mirror. Obscure glazed window over bath. Extractor fan. Heated towel rail. Tiled floor.

Lean-To
Double glazed window to rear and side aspect. Double glazed door to garden. Plumbing for washing machine. Laminate wood flooring.

Garden Room
Four double glazed windows over looking garden and neighbouring countryside. Double glazed door to decking area and garden. Roof window. Free standing electric radiator.

Annexe Bedroom 1
Double glazed window to rear aspect with far reaching countryside views. Eaves cupboards. Door to Landing Room. Door to En-Suite Bathroom.

En-Suite Bathroom
White suite of bath, separate shower enclosure, WC and wash basin. Heated towel rail. Extractor fan. Velux roof window. Full-height tiled walls. Laminate wood flooring.

Outside
A pair of wooden gates open to a stone chipped driveway with ample parking for numerous vehicles. A low planted boundary wall surrounds the driveway, finished with established shrubs.

A shed is located to the far left hand side of the driveway. A useful log store can also be found to the left of the entrance door.

There is a gate which provides side access to the rear garden.

Garden
The garden offers a choice of paved and decked seating areas, together with a level lawn planted with fruit trees. A garden shed and useful under-house storage complete the outside space.

Additional Information
Oil fired heating. Mains water. Mains drainage.

Standard broadband should be available, as per Ofcom website. Mobile signal ranges from good outdoor to limited indoor, as per Ofcom website.

Anti-Money Laundering (AML) Compliance
To comply with UK Anti Money Laundering legislation, all estate agents are required to complete ID verification checks on all sellers and buyers, to apply ongoing monitoring until the transaction ends and to verify the legitimate source of funds of every buyer. We conduct these checks through an independent specialist service provider, alongside our own internal due diligence, and there is a fee of £24 (£20 plus VAT) per person. This is not a credit check so it will have no effect on your credit history.

Directions
From the A38 north bound, take the exit towards Chudleigh Knighton, turn left and continue for approximately half a mile. At the crossroads, continue straight ahead for approximately two miles. Bear right at the Hennock sign and continue straight on to the village. Take the next right -hand junction and Tararua will be found on the left.









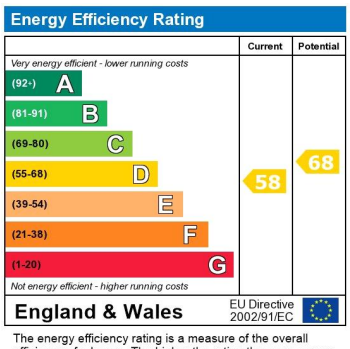
Tararua, Hennock, Bovey Tracey, Newton Abbot, TQ13

Approximate Area = 2596 sq ft / 241.1 sq m
Limited Use Area(s) = 172 sq ft / 15.9 sq m
Total = 2768 sq ft / 257 sq m
For identification only - Not to scale

Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Howard Douglas. REF: 1501940



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

2 North Street, Ashburton, Devon, TQ13 7QD
t: 01364 652656
e: post@howarddouglas.co.uk
howarddouglas.co.uk