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Yonder Finchings, Ilsington, Newton Abbot, Devon TQ13 9RR

A magnificently situated house with remarkable views over South Devon towards the coast/Teign Estuary, set in approaching four acres of gardens, grounds and woodland on the lower slopes of Dartmoor National Park

Two Reception Rooms | Stunning Kitchen-Dining-Family Room | Four Double Bedrooms
Two Bathrooms | Two Garages | Garden Building/Summerhouse | Approx 3.84 Acres

Guide Price £1,075,000

Situation & Description

In a commanding position with far-reaching panoramic views, Yonder Finchings is arguably one of the best situated houses in the well regarded Ilsington/Haytor area on the edge of the moor.

Understood to have been built around 85 to 90 years ago, the house has been recently refurbished in part including opening-up of the ground floor to create a free-flowing fabulous kitchen-dining-family room with high-end fittings and a tall sliding glass doors to capture the views and maximise light.

Many of the rooms now have sanded and oiled wood floors and the heating system has been split to ground floor and first floor zones for efficiency and to future-proof future development. The property is brimming with potential for enlargement and the opportunity to create a stunning moorland village home with the site and setting making this a truly worthy and viable proposition.

Outside, Yonder Finchings is approached via a gated drive setting it back nicely from the lane and leading to a couple of garages with plenty of parking. There are superbly planted gardens immediately surrounding the house with a wild flower meadow and young orchard to the east and a very pretty mature woodland to the west.

Ilsington village, with its clusters of picturesque cottages and 15th century church, has an active community and a great range of facilities on the doorstep including an excellent community shop/post office, village hall, traditional Devon pub - The Carpenters Arms, first rate primary school and a country house hotel and spa with heated indoor pool and fitness suite. Nearby Haytor Vale is home to The Rock Inn pub and restaurant.

There are lovely walks within the minor country lanes which lead up to the open moor at Pinchaford and Haytor Down. The nearby towns of Bovey Tracey (4 miles) and Ashburton (5 miles) each have a good range of everyday shops and amenities whilst the A38 at Drumbridges is less than ten minutes drive away and links the two Devon cities of Plymouth and Exeter where the road joins the national motorway network.

Council Tax Band: Band G 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.





Hall
Entrance Door. Double glazed window to rear aspect with far reaching views. Oiled wood floorboards to main part. Stairs to first floor with under stairs cupboard. Radiator.

Cloakroom/WC
White suite of WC and wash basin. Oiled wood floorboards. Obscure double glazed window.

Living Room
Double glazed windows to side and rear aspects with outstanding far reaching views. Radiator. Oiled wood floorboards. Stylish Subway tiled fireplace surround with copper plate and inset Aga multi-fuel burner. Sliding doors to...



Kitchen-Dining-Family Room
A bright L - shaped room of excellent proportions. Quality recently installed wood-veneer bespoke kitchen by Wignalls with solid stainless steel work surfaces and peninsula unit with breakfast bar. Integrated Siemens appliances including two full-size ovens (one of which is also a Microwave). Induction hob. Warming drawer. Large fridge-freezer. Wine-cooler. Dishwasher. Stainless steel sink unit with 'Qooker' instant boiling water mixer tap. Integrated bin storage and slide-out shelving .Original room bell box to wall. Column Radiator and floor mounted spindle radiator to dining area. Oiled wood floorboards to kitchen area and sisal carpet in the dining area. 'Origin' extra tall double glazed sliding door to gardens with excellent far reaching views. Door to inner hall with large walk-in pantry and access through to the utility and boiler rooms.



Utility Room
Double glazed window and door to outside stainless steel sink unit. Plumbing for washing machine.

Boiler Room
Oil fired boiler. Double glazed window. Radiator.

Bedroom 4/Study
Double glazed window to front aspect with far reaching views. Electric night storage heater.



First Floor Landing
Approached via a sisal carpeted staircase. Large double glazed window to front aspect. Hatch to roof space.

Bedroom 1
Double glazed windows to side and rear aspects with outstanding far reaching views. Radiator. Oiled wood floorboards. Shallow built-in cupboard with shelving.

Bedroom 2
Double glazed window to side garden aspect. Radiator. Oiled wood floorboards. Door to...

En-Suite Shower Room
Suite of shower enclosure, wash basin and WC. Radiator. Double glazed window to front aspect. Wood floorboards. Built-in storage cupboards. Extractor.



Bedroom 3
Double glazed windows to side and rear aspect with magnificent far reaching views. Radiator. Oiled wood floorboard. Built-in wardrobe.

Bathroom/WC
White suite of wash basin, WC and bah with mixer shower attachment. Obscure. double glazed window. Radiator. Built-in cupboard. Extractor.

Outside
A pair of metal gates with 'Yonder Finchings' inscription open to a tarmacadam surfaced drive leading to two detached garages (one with attached log store) and providing turning and parking for numerous vehicles.

The gardens surrounding the house include a paved patio terrace, perfect for outdoor entertaining, with stunning views across South Devon to the coast at the Teign Estuary and Lyme Bay. There are established and very well stocked heather and shrubbery beds linked by stone-chipped paths and connecting to a large expanse of gently sloping lawn with five bar gate to the road and wild-flower meadow edged by a wooded copse on one side and with recently planted orchard with four eaters and two cider apple trees.

Outside Continued

To the side and rear of the house the grounds continue with further mature shrubbery beds, large pond, block-built garden building and a summerhouse. Criss-cross paths connect to around 1.71 acres (as measured on Promap) of mixed woodland which is a truly tranquil area attracting much birdlife and wildlife, including deer, and containing a carpet of bulbs in the spring. There is a useful wooden five bar farm gate providing access from the woodland to the road.

Services

Mains electricity and water. Private drainage. Oil-fired heating.

Broadband - Full fibre broadband available, as advised by the seller.

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 Drumbridges roundabout on the A38, take the Bovey Straights road and on reaching the second mini roundabout, turn left on to the B3387 signposted for Haytor and Widecombe. Continue along this road and bear left at Five Wyches Cross, following signs for Haytor and Widecombe. Proceed for just under three miles up on to the open Moor, and turn left signposted for Haytor Vale and Ilsington. Stay on this road for 0.75 of a mile and the driveway leading to Yonder Finchings will be found on the left.



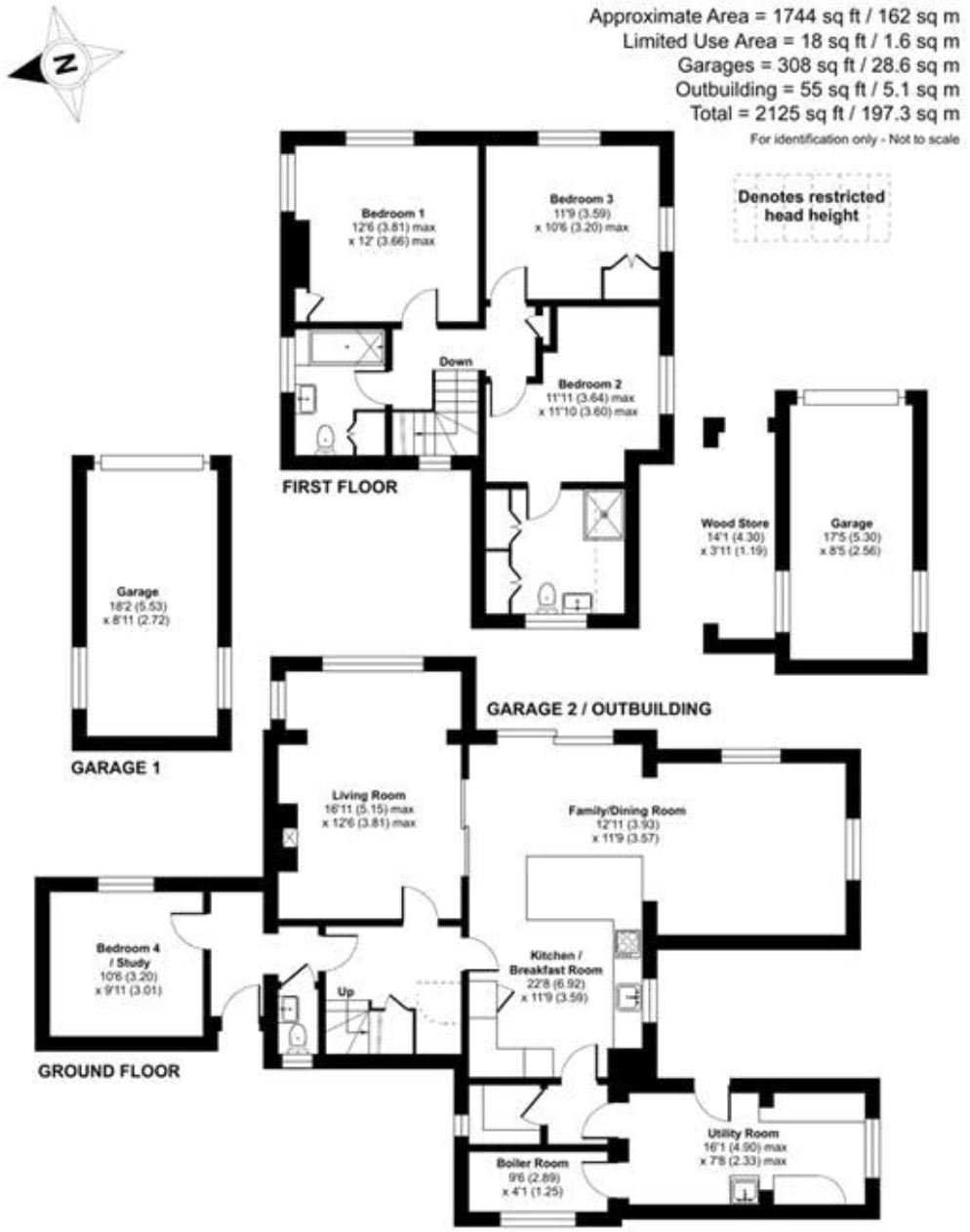






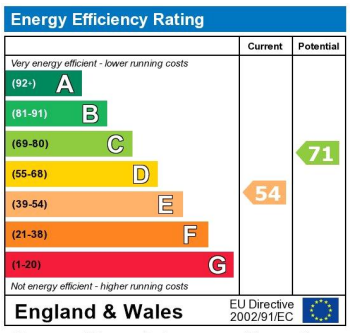
Yonder Finchings, Ilsington, Newton Abbot, TQ13

Approximate Area = 1744 sq ft / 162 sq m
Limited Use Area = 18 sq ft / 1.6 sq m
Garages = 308 sq ft / 28.6 sq m
Outbuilding = 55 sq ft / 5.1 sq m
Total = 2125 sq ft / 197.3 sq m
For identification only - Not to scale



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: 1513720

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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.

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