



Wimbeck, 4 Kingston Farm Cottages Brownstone Road, Kingswear, TQ6 0EG
House - Semi-Detached
£650,000

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Tucked away along a quiet private lane amidst the rolling South Hams countryside, Wimbeck is a truly special semi-detached family home occupying an idyllic position just moments from the coastline and the highly sought-after village of Kingswear. Set within approximately 0.3 acres of mature gardens, the property perfectly combines the tranquillity of rural living with easy access to the coast, creating a lifestyle centred around both comfort and adventure.

Surrounded by open countryside and beautiful scenery, the setting here is nothing short of exceptional. From the doorstep, endless walks lead across the South West Coastal Path to hidden coves, quiet beaches and welcoming country inns, whilst nearby Kingswear offers a vibrant waterside community on the banks of the River Dart. Whether paddleboarding along the estuary, enjoying coastal hikes or simply unwinding in the garden, Wimbeck embraces the very best of South Devon living.

The property itself offers wonderfully versatile accommodation arranged over two floors, thoughtfully designed for modern family life whilst retaining a warm and characterful atmosphere throughout. A welcoming entrance hall immediately sets the tone, offering an inviting introduction to the home with ample space for coats, boots and day-to-day practicality.

At the heart of the home lies the impressive country-style kitchen and dining room, a superb sociable space perfectly suited to both everyday family life and entertaining guests. The generous layout provides extensive worktop and cupboard space alongside a large dining area ideal for gathering around with friends and family. French doors and pleasant garden views enhance the connection to the outdoors, whilst the adjoining utility room and separate cloakroom provide excellent practicality after days spent exploring the countryside or tending to the garden.

The reception spaces within Wimbeck are particularly impressive, offering exceptional flexibility rarely found in homes of this nature. The principal reception room enjoys a charming feature brick fireplace with open fire, creating a cosy and welcoming environment during the cooler months. In addition, there is a delightful library/snug complete with fitted shelving and a wood-burning stove, as well as a further sitting room offering another relaxing retreat with its own stove and built-in storage.

A dedicated study provides the perfect environment for home working, reading or creative pursuits, allowing the property to cater effortlessly to modern lifestyles. The abundance of reception space means the home can easily adapt to growing families, multi-generational living or those simply seeking room to spread out and enjoy different aspects of daily life.



- Freehold & Approx. 0.3 Acre Plot
- Four Bedroom Semi-Detached Home
- Impressive Country-Style Kitchen/Diner
- Mature Gardens & Vegetable Patch
- Stunning South Hams Countryside Setting
- Multiple Versatile Reception Rooms
- Detached Garden Studio With Utilities
- Coastal Walks & Beaches Nearby



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The first floor continues to impress with four well-proportioned bedrooms enjoying far-reaching views across the surrounding countryside. The principal suite is a particularly luxurious space, offering a peaceful retreat complete with an impressive en-suite bathroom featuring both bath and separate shower, together with the indulgent addition of a private sauna — the perfect place to relax and unwind after long countryside walks or days spent by the coast.

Three further bedrooms provide excellent versatility for family members or visiting guests, whilst the family bathroom is well-appointed to serve the remaining accommodation. One of the bedrooms also leads to a fantastic loft room above, creating a superb children's den, teenage hideaway or games room with extensive additional loft storage beyond. This adaptable upper level further enhances the practicality and appeal of the home.

Outside, the gardens are a true highlight of Wimbeck and beautifully complement the peaceful rural setting. Large paved terraces wrap around the property creating ideal spaces for al fresco dining, entertaining or simply enjoying the surrounding birdsong and countryside views. Steps rise to expansive lawned gardens bordered by mature planting, shrubs and trees which create both colour and privacy throughout the seasons.

For keen gardeners, the property offers a wonderful vegetable patch alongside a garden store and log store, providing everything required to fully embrace country living. Tucked away within the grounds is a particularly useful detached studio building complete with power, lighting, running water and heating. Whether utilised as a home office, artist's studio, craft room or peaceful retreat away from the main house, this versatile space offers enormous potential.

Despite its wonderfully private and rural atmosphere, Wimbeck remains exceptionally accessible. Kingswear itself is one of the South Hams' most picturesque waterside villages, offering a welcoming community alongside excellent sailing facilities, deep-water moorings, popular pubs, cafés, a village shop and regular transport links. Across the short ferry crossing lies Dartmouth with its renowned restaurants, boutiques and historic charm, whilst Totnes and Newton Abbot provide convenient mainline rail connections to London Paddington.

Wimbeck is offered to the market with no onward chain and represents a rare opportunity to acquire a substantial and versatile semi-detached family home in one of South Devon's most desirable coastal and countryside locations. The property benefits from mains electricity, private water and private drainage via a shared septic tank system. The current contribution towards septic tank clearance is split equally with the neighbouring property, with the most recent contribution amounting to approximately £120, whilst the annual water system upkeep is approximately £300 per annum.



Council Tax Band: D



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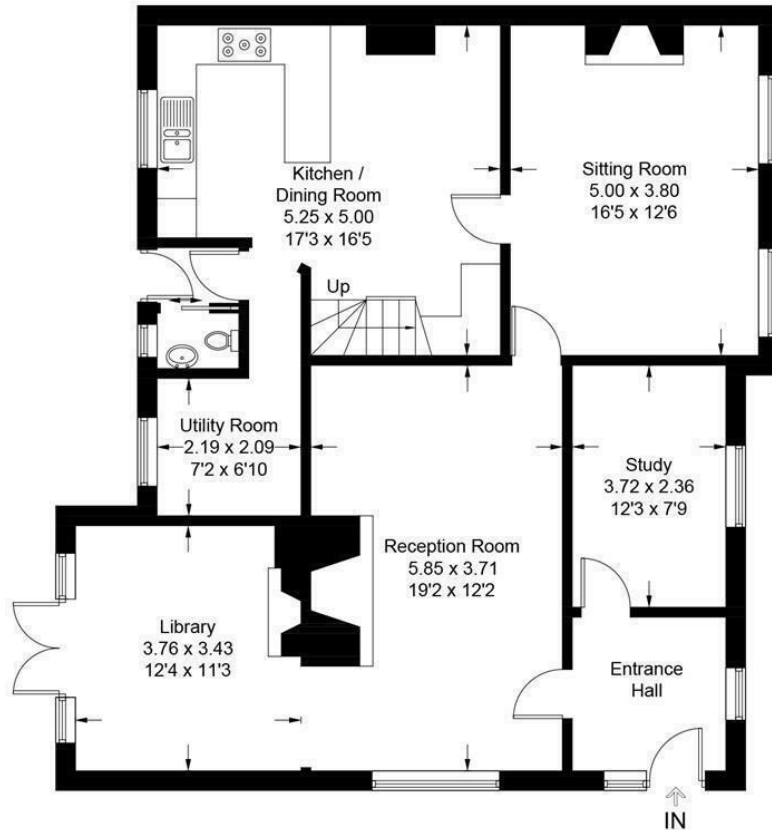
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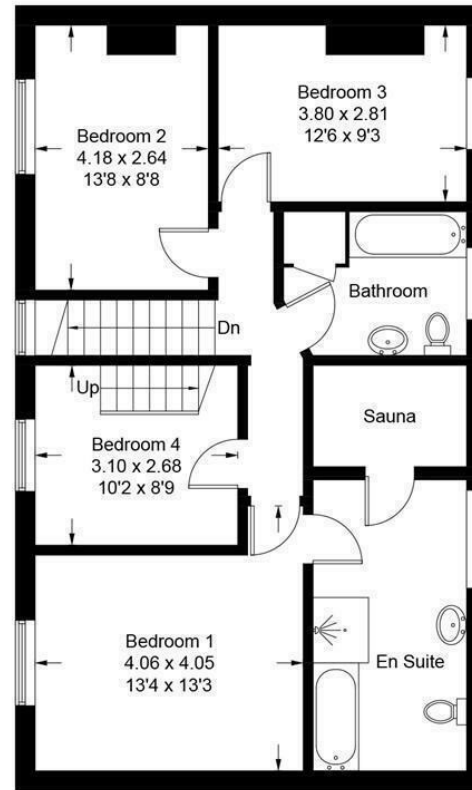
Approximate Gross Internal Area = 180 sq m / 1937 sq ft

Outbuilding = 19.0 sq m / 205 sq ft

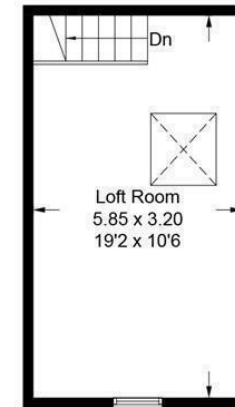
Total = 199.0 sq m / 2142 sq ft



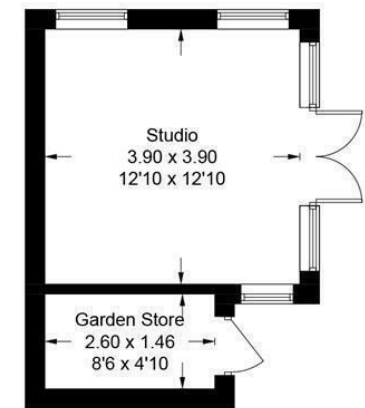
Ground Floor



First Floor



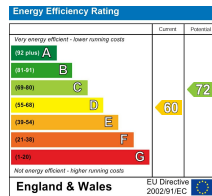
Second Floor



Outbuilding

Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1197240)

Current EPC Rating: D



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Please note floorplans are to be used as a guide only. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of the property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor. You are advised to check the availability of this property before travelling distance to view.

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