



**Crestfields, Strete, Dartmouth, TQ6 0SD**

Dartmouth

Guide Price

**£565,000**

- Stunning 5 Bed Detached House
- Immaculately Presented Throughout
- Spacious Living Accommodation
- Four Bathrooms
- Newly Renovated Garden
- Far Reaching Sea Views
- Private Outdoor Heated Swimming Pool
- Generous Parking
- Popular Village Location

**Council Tax Band: F**

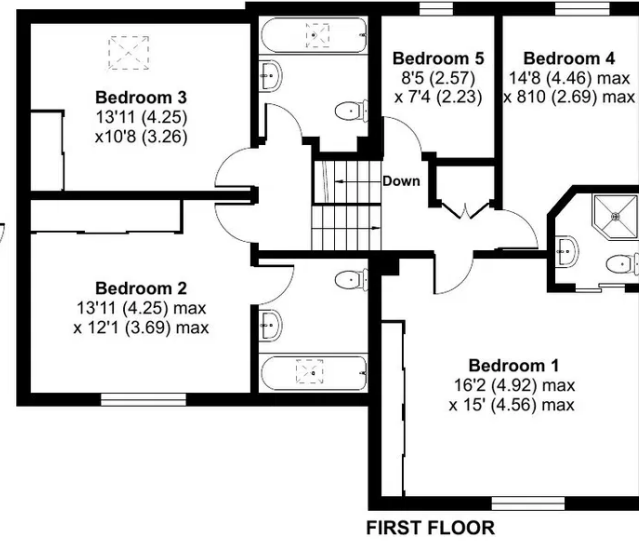
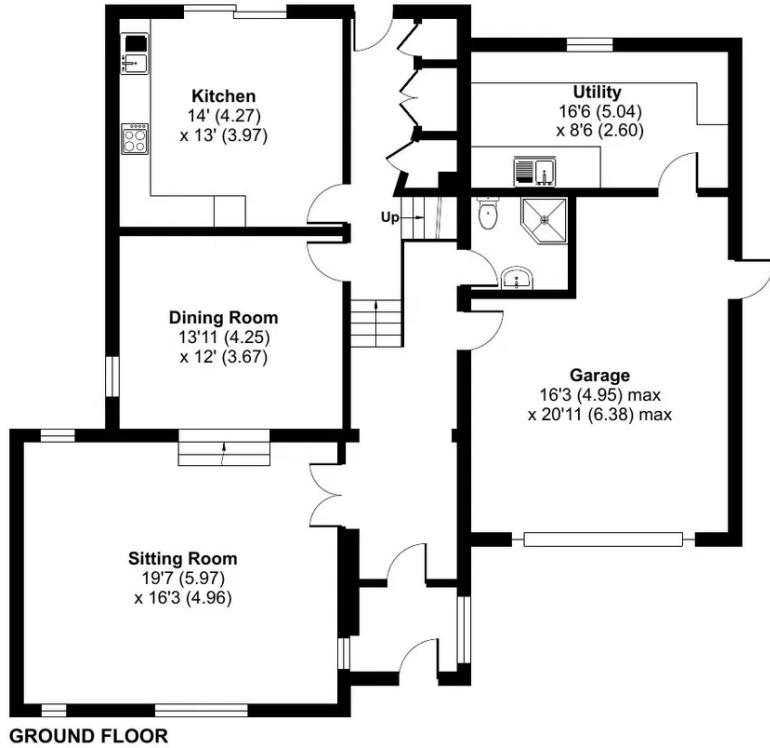
Luscombe Maye are proud to offer this impressive coastal residence to the market. Set in a prime position within the South Devon Area of Outstanding Natural Beauty, the home enjoys spectacular sea views, light-filled living spaces, and a rare combination of privacy, practicality and elegance. The property also benefits from a double garage and off-road parking for multiple vehicles.

The entrance opens into a wide covered porch with tiled flooring and wraparound windows, leading into a welcoming hallway. Elegant oak-framed glass double doors reveal a spacious living room with high ceilings, a feature fireplace with a polished limestone surround, and steps leading up to the formal dining area.

The ground floor also includes, a large shower room with WC, access to the integral double garage, which houses the boiler and a utility area with sink and space for laundry appliances, a well-designed cloakroom area with full-height fitted cupboards, ideal for coats, shoes, and storage. The kitchen/dining room is fitted with classic white cabinetry and integrated appliances. Sliding glass doors open onto the patio and pool area, making it an ideal space for entertaining or relaxing with views of the sea and garden.







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Approximate Area = 2158 sq ft / 200.4 sq m  
Garage = 295 sq ft / 27.4 sq m  
Total = 2453 sq ft / 227.8 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). © nrichcom 2025. Produced for Luscombe Maye. REF: 1301417



### Energy Efficiency Rating

|                                             | Current                 | Potential                                                                             |
|---------------------------------------------|-------------------------|---------------------------------------------------------------------------------------|
| Very energy efficient – lower running costs |                         |                                                                                       |
| (92 plus) <b>A</b>                          |                         |                                                                                       |
| (81-91) <b>B</b>                            |                         |                                                                                       |
| (69-80) <b>C</b>                            |                         | 70                                                                                    |
| (55-68) <b>D</b>                            |                         |                                                                                       |
| (39-54) <b>E</b>                            | 50                      |                                                                                       |
| (21-38) <b>F</b>                            |                         |                                                                                       |
| (1-20) <b>G</b>                             |                         |                                                                                       |
| Not energy efficient – higher running costs |                         |                                                                                       |
| <b>England &amp; Wales</b>                  | EU Directive 2002/91/EC |  |

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