



Directions

Grid ref SS 505/227 Travelling on the A39 North Devon link road to the south of Barnstaple at the Roundswell roundabout take the south turning on to the B3232 to Torrington. Follow the road passing through Newton Tracey and also Alverdiscott and on for about one the half miles where at Huntshaw Cross, near the TV mast turn right signed Huntshaw. Proceed to the next junction and their turn left. When at the top of the next hill turn right to Huntshaw. In the village pass the Church to the right and just ahead at a minor junction take the As you drop down the hill you will shortly pass by a property, Maryland to the right. The land is the next gate to the right just below. The gate is locked so please drive another 70 metres or so and carefully park in the road to the left. Using what3word free app for mobile phones use the wording //losing.skirt.truck

Looking to sell? Let us value your property for free!
Call 01271 327878
or email barnstaple@phillipsland.com

2.7 Acres, Pretty Valley with Stream
Land at Huntshaw, Torrington, EX38 7HH

Offers In The Region Of

£165,000

- Very Pretty Valley
- Quiet Lane Frontage
- Profusion of Bluebells/Primroses
- Central Stream/Wooded Strip
- Gated Access
- About 2.7 Acres
- Sloping Amenity Pasture Land
- Total Peace and Quiet.

These particulars are believed to be correct but their accuracy is not guaranteed. They do not form part of a contract.
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Overview

A stunningly pretty parcel of very privately set and secluded amenity pastureland set to either side of a stream which itself runs through a narrow wooded strip to the lands centre where a profusion of bluebells, primroses and other flowers appear in season. About 2.7 acres.

To the immediate south of the land there is adjoining, several hundred acres of primarily conifer woodland with walkways, which further enhance the immediate nature of the area encouraging deer, fox and badger.

The small village of Huntshaw, a half dozen or so individual character homes, is centred around the ancient parish church.

The land is set in unspoilt countryside with the port and market town of Bideford at the mouth of the River Torridge some 4 miles to the west with sandy beaches at Westward Ho! and Instow just to its north.

Barnstaple the administrative centre for North Devon is just over 8 miles to the north and the town of Great Torrington some 4 miles to the south.

All these towns have a wide range of amenities and facilities.

An ideal site for anyone wanting to get away from the madness of the world in a tent, yurt or caravan taking advantage of the 28 day rules.

Services

None on site

Council Tax band

n/a

EPC Rating

n/a

Tenure

Freehold

Viewings

Strictly by appointment with the Barnstaple branch on 01271 327878 Out of hours Michael Challacombe 07970 445204

