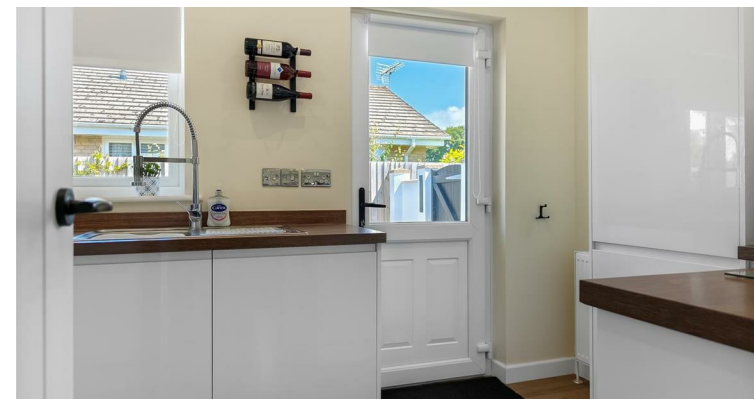




CLEAVE PARK, FREMINGTON, BARNSTAPLE

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metropix (2025)



## Stunning 3 Bedroom Detached Bungalow

5 Cleave Park, Fremington, Barnstaple, EX31 2NS

Asking Price

**£390,000**

- Immaculately presented bungalow
- Quiet, cul-de-sa position
- Sought after village
- Close to amenities
- Garage & off road parking
- Gas central heating

## Directions

From Barnstaple leave the town on the A3125 as through to Bideford. After a mile or so at the Cedars Roundabout take the 2nd exit on to the B3233 to Instow and Bideford. Follow the road through Bickington and on into Fremington. As you enter the village take the first left into Redlands Road and then almost immediately left again into Cleave Park.

**Looking to sell? Let us  
value your property  
for free!**

Call 01271 327878

or email [barnstaple@phillipsland.com](mailto:barnstaple@phillipsland.com)

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

Copyright 2016 Phillips Smith & Dunn. All rights reserved. Phillips Smith & Dunn is a name of P. S. & D. Limited.

Our company registration number is 04753854 and we are registered in England and Wales.





## Overview

Phillips, Smith & Dunn are delighted to present for sale 5 Cleave Park, a detached three-bedroom bungalow occupying a peaceful position within a sought-after cul-de-sac in Fremington. The property offers an ideal opportunity for retirees seeking a comfortable, low-maintenance home with easy access to local amenities and excellent public transport links to Barnstaple.

This well-presented bungalow has been thoughtfully designed with ease of living in mind. Externally, the home features attractive brick elevations, UPVC double glazed windows and doors, as well as updated soffits and fascia boards — all intended to minimise the need for ongoing maintenance. The gardens have also been designed for convenience, with decorative stone chippings to the front and artificial grass at the rear, removing the need for regular lawn care.

Inside, the bungalow is equipped with gas central heating and offers a comfortable and practical layout. Upon entering, there is a welcoming hallway leading to a generously sized sitting and dining area, which benefits from a bright and airy triple-aspect outlook. The adjacent kitchen is well-appointed and easy to manage. The living accommodation also includes a modern shower room, three bedrooms offering flexibility for guests or hobbies, and the added convenience of a second separate WC.

The location of 5 Cleave Park will particularly appeal to those seeking a tranquil yet well-connected setting. The area is popular among like-minded homeowners who take pride in their properties. Fremington village amenities are all within easy walking distance and include a well-stocked supermarket, a pharmacy, a medical centre, local inns, a church, hairdressers, and takeaway outlets including fish and chips and Chinese cuisine.

For those wishing to travel further afield or simply avoid the car, there is a bus stop just a short stroll from the property with regular services into Barnstaple running every 15 minutes. For leisurely outings, the nearby Tarka Trail at Fremington Quay offers a scenic place to walk or cycle, and the charming waterside café provides a perfect spot to sit, relax, and enjoy the natural beauty of the estuary.

## Services

All main services connected

## Council Tax band

C

## EPC Rating

C

## Tenure

Freehold

## Viewings

Strictly by appointment with the Phillips, Smith & Dunn Barnstaple branch on 01271 327878



## Outside

To the front of the property, there is an attractive, low-maintenance chipped stone garden enclosed by a stone wall, with an attractive patio seating area, it also feature well-stocked shrub bed borders that add a touch of greenery and colour. A long driveway provides ample off-road parking and leads directly to an attached garage. To the side of the house, a paved seating area offers a quiet and private space for relaxation or entertaining. This area continues through to the rear garden, where there is a designated artificial grass section—ideal for easy upkeep and year-round greenery—providing a versatile outdoor area for family use or leisure with another attractive seating area in the corner.



## Room list:

### Hall

### Sitting/Dining Room

5.95 max x 3.51 max (19'6" max x 11'6" max)

### Kitchen

4.18 x 2.35 (13'8" x 7'8")

### Bathroom

### WC

### Bedroom 1

3.56 x 3.59 (11'8" x 11'9")

### Bedroom 2

3.59 x 3.54 (11'9" x 11'7")

### Bedroom 3

2.39 x 2.68 (7'10" x 8'9")

### Garage

5.96 x 2.52 (19'6" x 8'3")