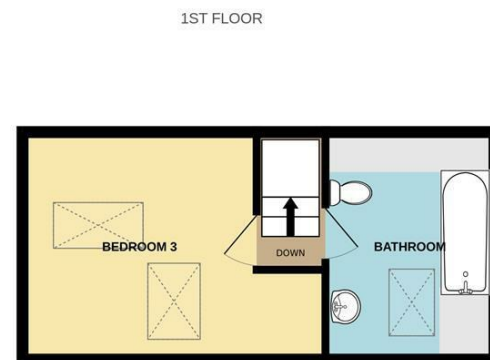




Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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.
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Directions

From Barnstaple proceed on the A361 to Braunton, continue right through the village and at the crossroads proceed ahead signposted to Ilfracombe. Continue along this road passing through Knowle and West Down and on to Mullacott Cross roundabout. From here continue straight on and continue down into Ilfracombe town. Proceed along St Brannocks Road, and turn right into St Brannocks Park Road, follow the road up around taking the 2nd right into Furze Hill Road, proceed ahead where the road bends around to the left and number 25 will be found on your left

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A Spacious 3/4 Bedroom Detached Chalet Bungalow

Guide Price

25 Furze Hill Road, Ilfracombe, EX34 8HW

£350,000

- 3/4 Bedroom Chalet Bungalow
- Good Sized Kitchen Diner
- Downstairs Showerroom
- Ideal Location
- Superb Family Home
- Close To Local Amenities
- Far Reaching Views From The Garden
- Large Terrace Garden
- EPC : D



Welcome to 25 Furze Hill Road, Ilfracombe. Situated in the ever-popular Furze Hill area, this versatile 3/4 bedroom chalet bungalow offers a wonderful opportunity for those seeking a comfortable family home within easy reach of local amenities.

As you approach the property, a few steps lead up to a private front garden with a red brick façade and charming box bay windows. On entering, you have an useful porch, perfect for coats and shoes, opening into the entrance hall. To the left is a bright and spacious living room featuring a south-westerly facing bay window that fills the space with natural light.

The kitchen offers ample worktop and storage space, with room for a dining table and chairs, an ideal setting for family meals. From here, you'll also find access to the rear garden and a convenient downstairs shower room. The ground floor further comprises three bedrooms; the main bedroom benefits from a box bay window, while the fourth room lends itself perfectly to a home office or hobby space. Upstairs, there's another generous double bedroom with twin skylights, alongside a well-appointed family bathroom.

Outside, the property enjoys a private, enclosed front garden, with steps leading to a raised decking area, ideal for alfresco dining or a relaxing morning coffee. Beyond the decking, the tiered rear garden offers wonderful, far-reaching views across Ilfracombe.

An internal viewing is highly recommended to fully appreciate all this lovely home has to offer.

Services

All mains connected

Council Tax band

C

EPC Rating

D

Tenure

Freehold



Properties in this location are in very good demand as the town centre is within easy reach and offers a wide range of amenities to cater for everyday needs. A Tesco's Superstore is close by and there is a further good range of local shops and stores in the High Street.

Ilfracombe is famed for its most attractive harbour, now boasting Damien Hurst's Verity sculpture and the awarding winning Landmark Theatre situated on Wilder Road. Some of North Devon's most attractive rugged scenery is close by and the South West Coast Path linking Ilfracombe to Lee Bay and Woolacombe and beyond offering many miles of excellent walking. The Blue Flag sandy beach at Woolacombe is only a few minutes drive, whilst Barnstaple, the regional centre of North Devon is approximately 15 miles to the south and here a wider range of amenities can be found as well as access to the North Devon Link Road which provides a convenient route to the M5 motorway.



Room list:

Porch

Entrance Hall

Living Room
4.23 x 3.6 (13'10" x 11'9")

Kitchen Diner
4.65 x 2.25 (15'3" x 7'4")

Utility Space

Bedroom 1
3.93 x 3.6 (12'10" x 11'9")

Bedroom 2
3.45 x 3.40 (11'3" x 11'1")

Bedroom 3
4.54 max x 3.43 max (14'10" max x 11'3" max)

Bedroom 4/Office
2.24 max x 2.31 max (7'4" max x 7'6" max)

Downstairs Shower
1.99 x 1.14 (6'6" x 3'8")

Upstairs Bathroom
3.11 x 1.99 (10'2" x 6'6")