



Widdicombe Drive, Ivybridge, PL21 0TR

CHRISTOPHER'S
— SOUTH HAMS —



Christopher's South Hams are pleased to market this highly sought after detached bungalow, sitting on a level plot within walking distance of the town's amenities.

Immediately through the entrance porch, the sitting room welcomes you, bringing a lovely natural light in from its feature bay window. The sitting room acts as a super central hub, cleverly dividing the bedrooms from the living space. The kitchen/dining room at the rear enjoy views over the private and enclosed garden with the dining room having doors to the same.

On the other side of the bungalow are 3 bedrooms, two doubles and a generous single – each offering something extra. The master bedroom benefits from an ensuite cloakroom, the second double boasts integrated storage and the large single, links to a conservatory taking in the garden views which could make an ideal study space as well. A modern family shower room and hallway storage completes the accommodation.

The bungalow is approached via a pathway framed by a neat lawned area and an established border that connects to the driveway where there is parking in front of the integral single garage.

A few patio squares dotted in the grass invite you to the side gate that leads you to the rear garden. Showcasing professional landscaping, the incredibly attractive garden focuses around a beautiful, central wooden arbour surrounded by mature rose beds, shrubbery and trees; a feast for the green-fingered enthusiast. Doors from the dining room lead to the garden patio; a perfect spot to be truly tucked away.

Presented with a clean and neutral décor throughout there is still plenty of scope to put your own stamp on this lovely home and with no onward chain, viewings are highly recommended.

Key Features

Detached Bungalow
Level Plot
3 Bedrooms
Modern Shower Room
Conservatory

Professionally Landscaped Garden
Integral Single Garage with Light & Power
Parking
Level Walk to Town
No Onward Chain

Situation & Amenities

With the pretty River Erme flowing from the moors through the middle of the town, Ivybridge is family-orientated with a rich heritage of traditional industries such as milling and cloth making that are still celebrated today. As well as its fascinating history, Ivybridge offers adventure. The idyllic countryside and moorland offer miles of magnificent walking trails out of the town, whilst in the town itself you'll find pubs, eateries and a variety of shops and supermarkets. The property sits within walking distance of the town centre.

There is a good choice of primary schools all within the catchment of the renowned Ivybridge Community College with its World Class Quality Mark Award. There are several places of worship with noteworthy histories, GP and Dental Surgeries, a Minor Injuries Unit, two leisure centres with swimming pools, fitness suites, and various health classes. The charming Watermark with its welcoming library, IT suite, cinema, theatre, coffee shop and conference facilities as well as the ever-popular Ivybridge Rugby, Football, Cricket, and Tennis clubs all add to the community focus of the town. Ivybridge certainly has a wealth of opportunities to welcome you and with its very own train station there are excellent transport links to Plymouth, Exeter, and London with all the amenities that larger cities can offer.

Services: All Mains Services Connected.

Tenure: Freehold.

Due to the rural location here in the South Hams, Broadband & Mobile phone coverage can vary so please take a look at the Ofcom & OpenReach websites for more details about availability & coverage.

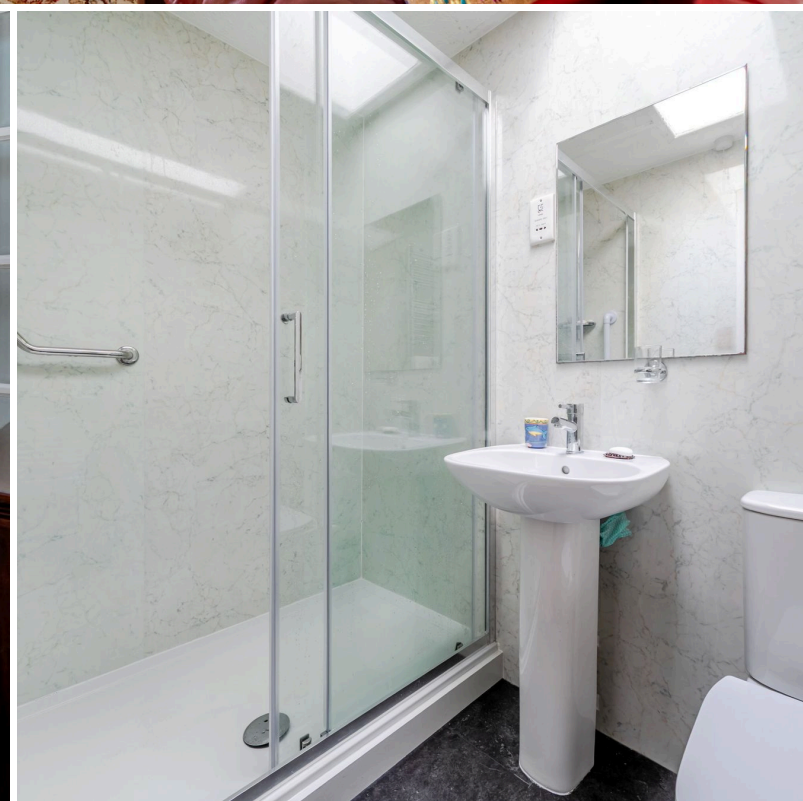
Local Authority

South Hams District Council,
Follaton House, Totnes, TQ9 5NE

COUNCIL TAX BAND: D

Viewings

Strictly by appointment through
Christopher's South Hams
01752 746 550

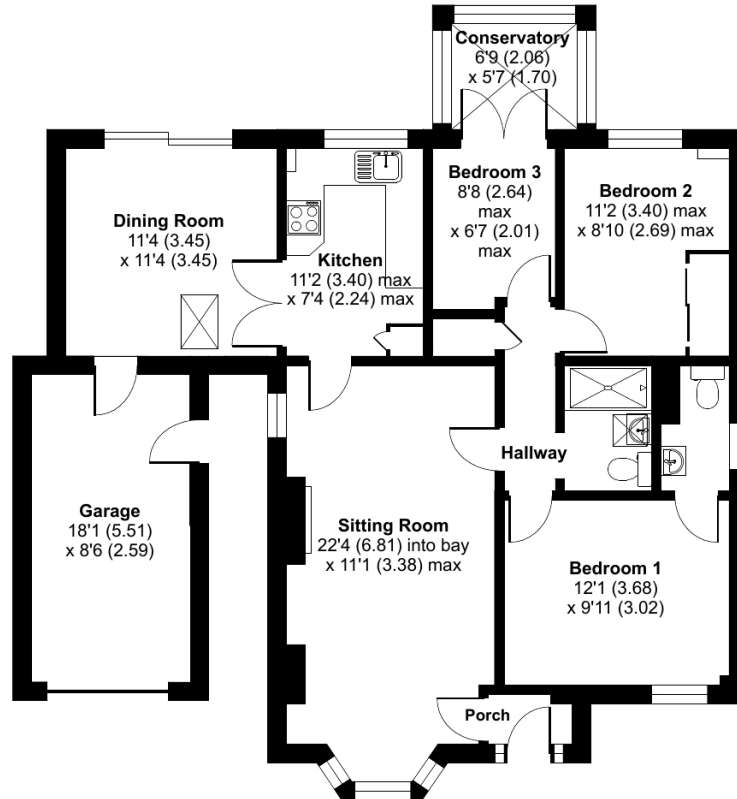




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Approximate Area = 1068 sq ft / 99.2 sq m (includes garage)

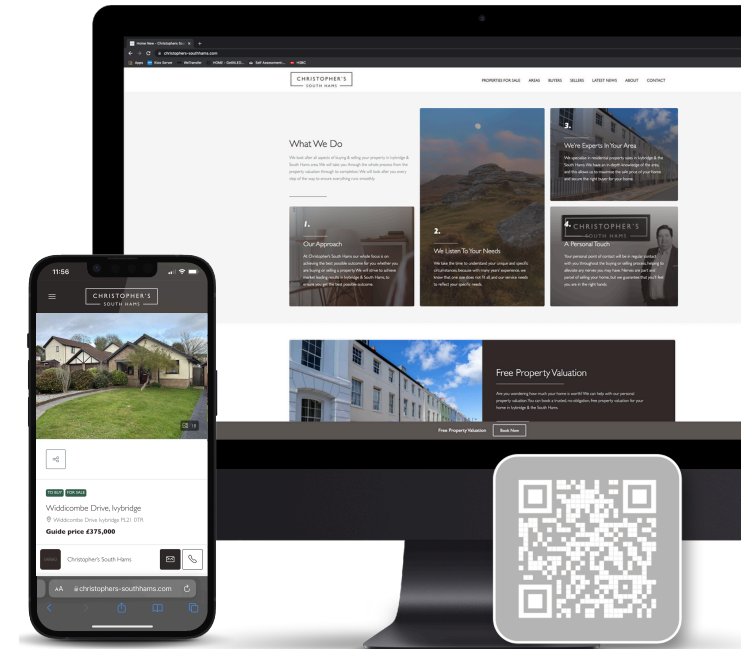
For identification only - Not to scale



Energy Efficiency Rating



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nrdhcom 2025. Produced for Christopher's South Hams Ltd. REF: 1373495



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