



THE RETREAT
OFFERS OVER £325,000

4 Bed Detached House with Large Plot
NORTH TAWTON

MILLER TOWN & COUNTRY
exp UK



- » Spacious Detached 4 Bed Home
- » 2 En Suites / Family Bath / Wet Room
- » Character Features
- » Updated Kitchen / En Suite / Wet Room
- » Triple Aspect Living Room
- » Large Wraparound Gardens
- » Private Tucked Away Position

The Property

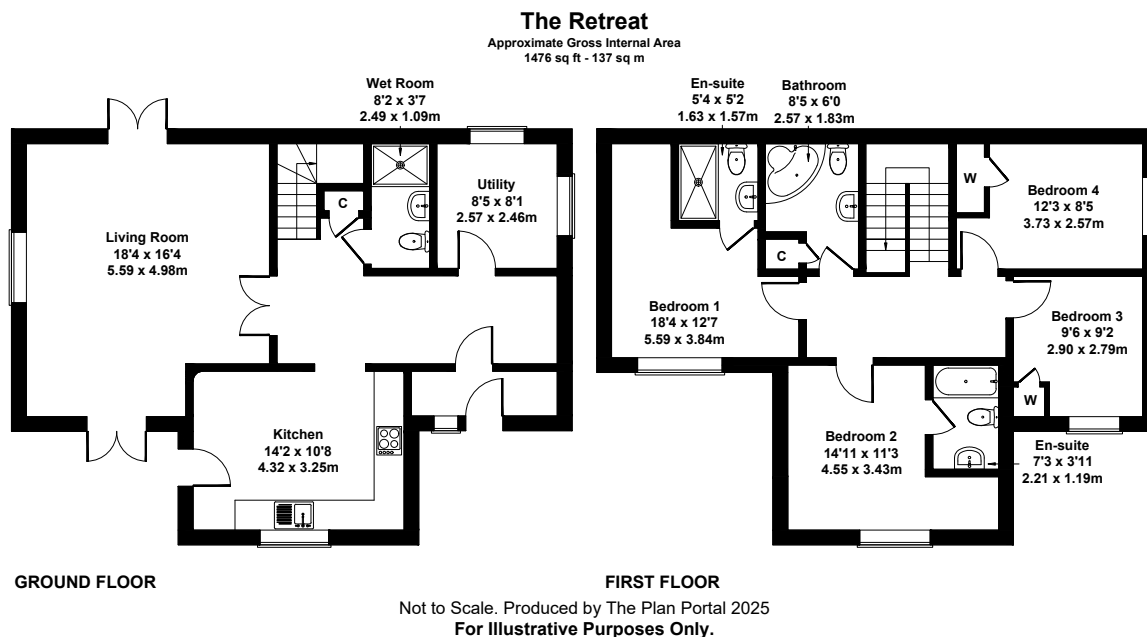
This detached house has so much to offer and is tucked away but also in the heart of the community.

The front door opens into a porch / boot room, ideal after a muddy walk, and from there is the main hallway. Off the hallway are a spacious triple aspect living room with patio doors to both the front and rear gardens and an attractive stone wall that was formerly part of an historic barn, the recently updated kitchen / diner, a very useful utility room / flex room and a modern wet room. The staircase leads to an airy galleried landing, and from there are four well proportioned bedrooms, two of which are ensuite, and the family bathroom. The entire property is in excellent condition and feels light and bright thanks to the good ceiling height and lovely windows. This home offers superb value for money and is a must see for anyone seeking a well appointed detached home in the area.

Outside

The house sits in a larger than average plot with wraparound gardens on all four sides. To the front and sides are a patio, smaller lawned gardens and a very useful shed. To the rear is a large patio area and up a few steps is a substantial lawn offering plenty of space to play ball games or simply enjoy the outdoors on a sunny day.





Location

The property is located in a quiet position in the heart of North Tawton - a popular town which benefits from shops, pubs, cafes, pharmacy, doctors and primary school. The nearby towns of Okehampton and Crediton offer rail links to Exeter and onward to the main line to Paddington, along with a wider range of retail outlets and a variety of supermarkets as well as secondary schooling. Dartmoor National Park is only 10-15 minutes away as is the A30 corridor.

KEY INFORMATION

	4 Bedrooms		EPC Rating: C (77)
	4 Bathrooms		Council Tax Band: C
	1 Reception Room		Tenure: Freehold
	On Street Parking		Broadband: FTTP
	Not Listed		Mobile Signal: Indoor likely (O2 & Vodafone), outdoor likely all
	Heating: Gas		No
	Utilities: Mains electricity, water, drainage and gas		
	Restrictions: None known		
	Easements, Wayleaves: Unclear		
	Public Rights of Way: No		
	Flooding: None known		
	Notable Construction Materials: Some timber framed windows		
	Building Safety Concerns: None known		
	Mining Area: No		
	Planning Permission / Proposed Developments: None known		

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VIEWING:

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