



CONFIDENTIALLY AVAILABLE

Discreetly Available

Discreetly Available, Woolsery, Bideford, EX39 5QS

Bideford 11.5 Miles, Bucks Mills/North Devon Coast 3 Miles, Barnstaple 19.4 Miles

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A charming detached period home together with garaging, stabling, mature gardens, paddocks & fine views.

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- Wonderful 4 bedroom house
- Private and secluded position
- Walking distance to village
- Stunning countryside views
- In around 8.9 acres
- Triple garage and gym (1314 square feet)
- Extensive parking
- Stabling and yard
- Freehold
- Council tax band D

### DESCRIPTION

This is an opportunity to acquire a spacious period farmhouse with no near neighbours and situated less than a half a mile away from the sought-after village of Woolsery. The property was constructed in 1931 but in recent years has benefitted from substantial renovations and improvements, skilfully combining contemporary refinements with original period features. Externally there is a detached triple garage with attached gym that offer tremendous potential for a variety of uses or converted into additional accommodation/dual occupation (subject to any necessary planning permissions). The property has extensive parking, gardens to the front, side and rear, stabling and paddocks which enjoy wonderful countryside views. In total there is approximately 8.9 Acres.

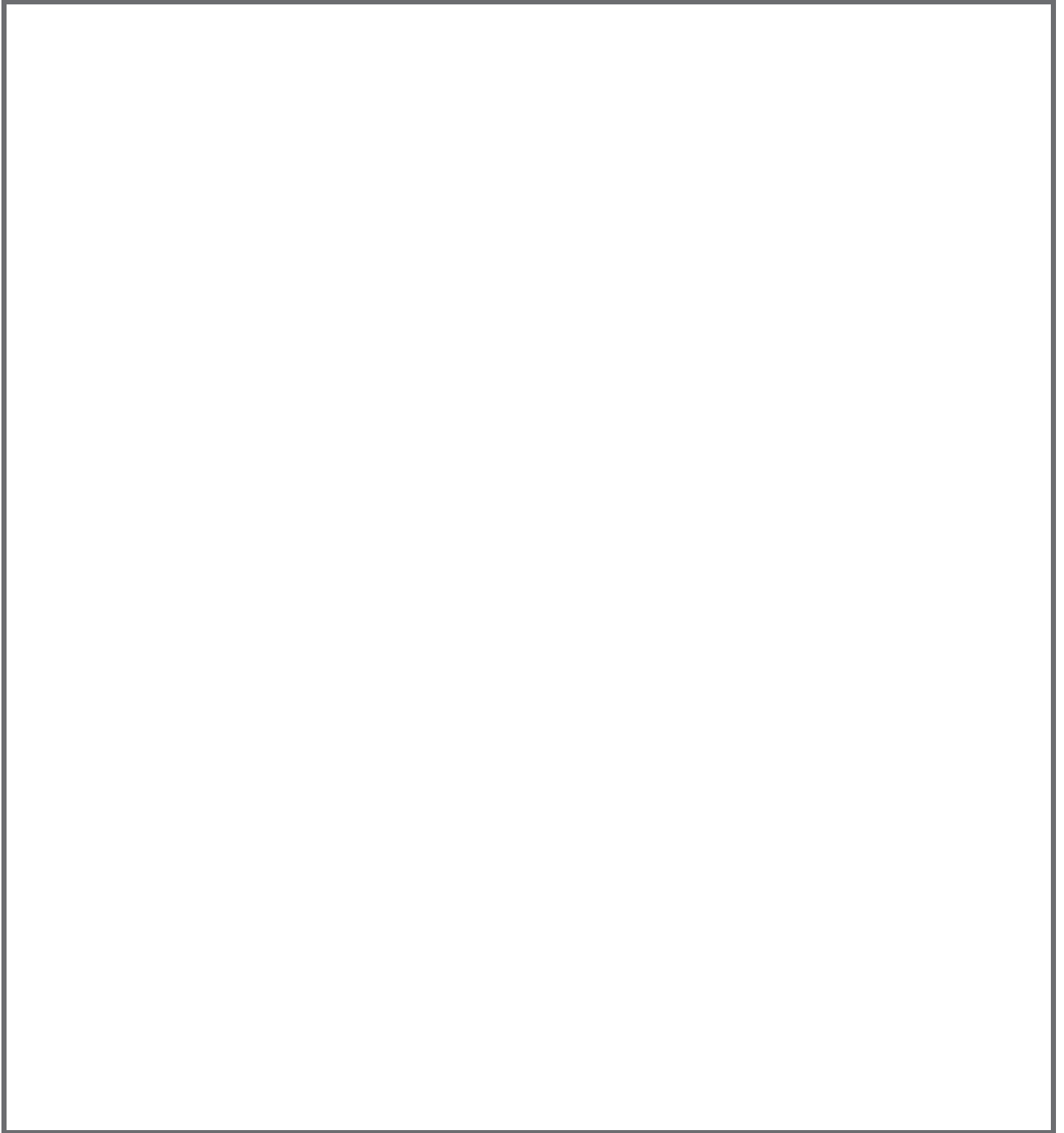
### FURTHER INFORMATION

The property is currently available on a discreet basis only and as such the map does not show the actual location of the property. For further information please contact the Bideford Office on 01237 425030 or email [bideford@stags.co.uk](mailto:bideford@stags.co.uk)

Guide Price  
£1,250,000



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These particulars are a guide only and should not be relied upon for any purpose.

4 The Quay, Bideford, Devon, EX39 2HW



Energy Efficiency Rating		Current	Potential
(92-100) A	Best energy efficient - lower running costs		80
(81-91) B			
(69-80) C		66	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G	Not energy efficient - higher running costs		

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