



Coming Soon

Coming Soon, Landkey, Barnstaple, EX32 0NQ

DESCRIPTION

An exclusive private development featuring five beautifully crafted, unique and eco-friendly contemporary homes. Each home features an impressive entrance hall with galleried landing leading to the stunning open-plan layout with bi fold doors to the gardens, a spacious study/bedroom 5, WC and utility room. An oak staircase takes you to the four generously sized bedrooms and three bathrooms. Externally each property benefits from very generous private gardens, double garages and ample parking. Each property will have underfloor heating on both floors powered by air source heat pumps, aluminium, triple glazed windows and doors and stylish high-end bathroom and kitchens.

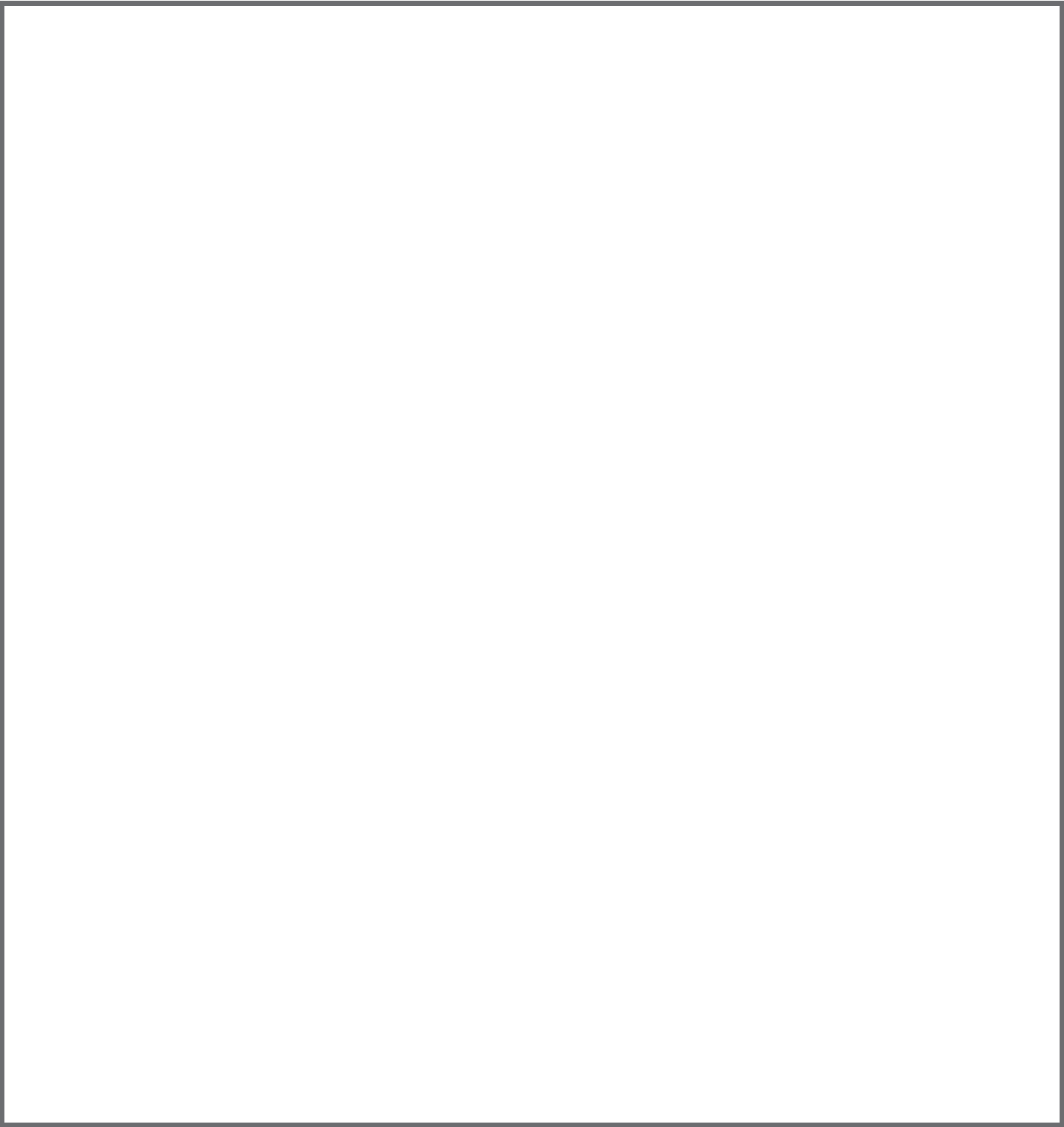
In terms of position, the site enjoys being situated on the edge of the village of Landkey and enjoying countryside views however still within walking distance of the village amenities and a short drive into Barnstaple, the coast and the North Devon Link Road.

Early opportunity for reservations with the possibility of customisation options available, subject to an agreed reservation fee.

For more information please contact the Barnstaple office on 01271 322833 or email barnstaple@stags.co.uk

Prices From £875,000

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IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		

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