



5 Inglebrook Heights
Westward Ho! Bideford EX39 1GU

Price Guide: £500,000

An incredible panoramic coastal outlook in Westward Ho!

A superb semi-detached 4-bedroom modern townhouse with 3 balconies & generous multi levelled decked terrace - built to take full advantage of the panoramic views from every floor. Over 1800 square feet of spacious accommodation that includes a 'family hub' floor with kitchen/dining/living area with bi-folding doors and decking – A fabulous vantage point. Plus a Single Garage and parking space.

FREEHOLD

Westward Ho! is a popular seaside resort famous for its pebble ridge and long promenade, along with approximately three miles of lovely sandy beach. Behind the pebble ridge lays Northam Burrows Country Park, and The Royal North Devon Golf Club. Local amenities in the centre of Westward Ho! offer a good range of shopping facilities, restaurants, cafés and public houses. A regular bus service runs to the port and market town of Bideford (approx. 2 miles) where a wide range of shopping, banking and recreational facilities can be found.



GROUND FLOOR (Entrance)

Panoramic Ocean Views!

The entrance floor provides a comfortable lounge with additional study area and balcony

LOWER GROUND FLOOR

Panoramic Ocean Views!

The hub-of-the-house family space with superbly equipped kitchen & utility room plus bi-fold access to the deck and rear patio garden.

FIRST & SECOND FLOORS

Panoramic Ocean Views!

The bedroom accommodation is of particular note. There are four bedrooms, very generously proportioned in size and two with en-suite shower rooms with balconies and breath-taking outlooks (main bedroom includes a dressing room). There is also a separate family bathroom.

OUTSIDE

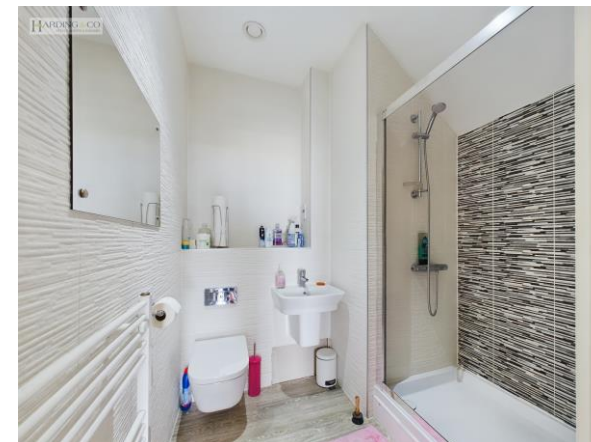
There is a very useful parking space for 1 vehicle opposite the front of the property along with a single car **GARAGE**. The rear garden is arranged over 2 levels with an excellent main deck accessed via bi-folding doors from the family room on the lower ground floor of the house – finished with glass and chrome balustrade. There is an additional patio. Beautiful views can be enjoyed.

Services: All mains' services are connected.

Energy Performance Certificate: B

Council Tax Banding: E

Agents Note: There is a 6 monthly service charge towards the maintenance of the communal areas.





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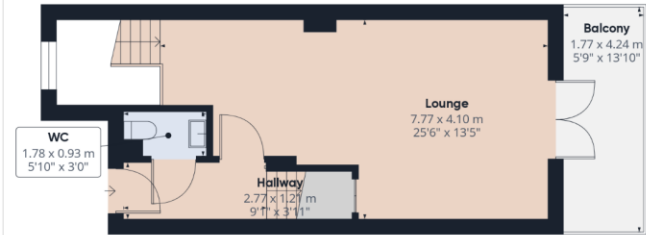
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e: bideford@hardingresidential.com

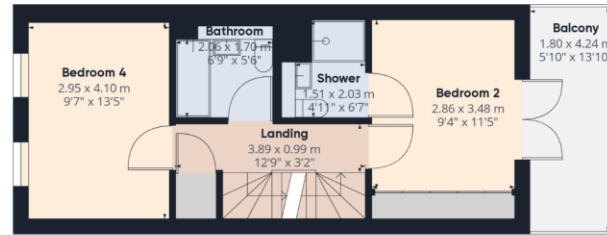
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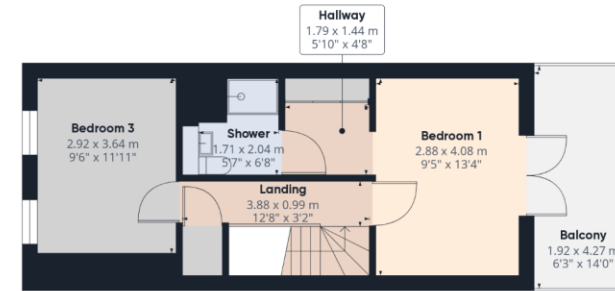
Floor -1 Building 1



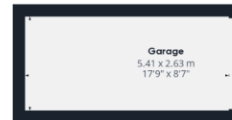
Floor 0 Building 1



Floor 1 Building 1



Floor 2 Building 1



Floor 0 Building 2



Approximate total area¹⁾

161.47 m²

1738.02 ft²

Reduced headroom

0.8 m²

8.56 ft²

(1) Excluding balconies and terraces

Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



