



The Crows Nest,
48 Market St, Appledore, Devon EX39 1PP

Price Guide: £260,000

HARDING & CO
ESTATE AGENTS & VALUERS

A charming 3 bedroom character cottage situated in the very heart of the village only a short stroll from the attractive quayside, with all the shops, restaurants and bars also on the doorstep. This Grade II Listed property is arranged over 3 storeys and briefly comprises a spacious living dining room at the front, a good sized and well equipped kitchen plus utility room all on the ground floor. There are 2 generous bedrooms and bathroom on the first floor and a second floor attic bedroom.

This spacious property would make for an excellent second home or holiday let as its central to all the shops, restaurants and pubs.

NO CHAIN

Appledore is a quaint port and ship building village with a most picturesque quayside and narrow cobbled streets providing a range of amenities including, a mini Supermarket, Primary School, Library, places of worship, and a wide selection of Galleries and Craft Shops, together with many Pubs and Restaurants. Other nearby villages include Northam, with its Burrows Country Park offering many attractive walks, and Westward Ho! with its sandy beaches and championship Golf Course.



Services: All main services connected.
Gas fired central heating.

Energy Performance Certificate:
Grade II Listed

Council Tax Banding: B

Directions

From Bideford Quay proceed towards Northam passing over the A39 roundabout. Go past the Durrant House Hotel on the right, and take the next turning right into Churchill Way, signposted Appledore. Continue along this road and upon reaching Richmond Road continue down the hill passing the telephone box on the right-hand side. Continue alongside the quay and turn left into Meeting Street, just before the Seagate Hotel. Take the turning left into Market Street and The Crow's Nest can be found on the left-hand side of the street.





Invicta House, The Pill, Kingsley Road,
Bideford, Devon EX39 2PF

t: 01237 476544

f: 01237 422722

e: bideford@hardingresidential.com

www.hardingresidential.com



rightmove.co.uk
The UK's number one property website



MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at the point of sale and we would ask for your co-operation in order that there will be no delay in progressing a sale. Proof of funding will also be required once an offer has been accepted.

These particulars have been prepared for guidance only. We have not carried out a detailed survey, not tested the services, appliances or specific fittings. Floor plans are not drawn to scale unless stated, measurements and distances are approximate only. Do not rely on them for carpets and furnishings. Photographs are not necessarily current and you should not assume that the contents shown are included in the sale.

HB95 Ravensworth 01670 713330

