



3 RIDGEWAY TERRACE, BIDEFORD, EX39 2QX

£225,000

A charming end terrace period cottage in a convenient Orchard Hill location, offering excellent potential for modernisation. Offering well proportioned accommodation including three bedrooms and two reception rooms together with a beautifully established rear garden with a large studio/summer house.

A charming period home with tremendous potential, complemented by a beautifully established rear garden.

This attractive end-of-terrace home offers an exciting opportunity to modernise and create a home tailored to individual tastes. Retaining plenty of character, the property provides well-proportioned accommodation with excellent scope for improvement.

The accommodation comprises two reception rooms, a kitchen and ground floor shower room plus three bedrooms and bathroom facilities.

A real highlight is the delightful rear garden, an unexpected feature for a property so close to the town centre. The enclosed courtyard leads to a patio seating area, alongside a substantial detached studio, ideal as a home office, workshop or hobbies room. Beyond lies a generous lawn bordered by an attractive variety of mature trees, shrubs and established planting, creating a peaceful and private setting. A greenhouse completes this wonderful outdoor space.

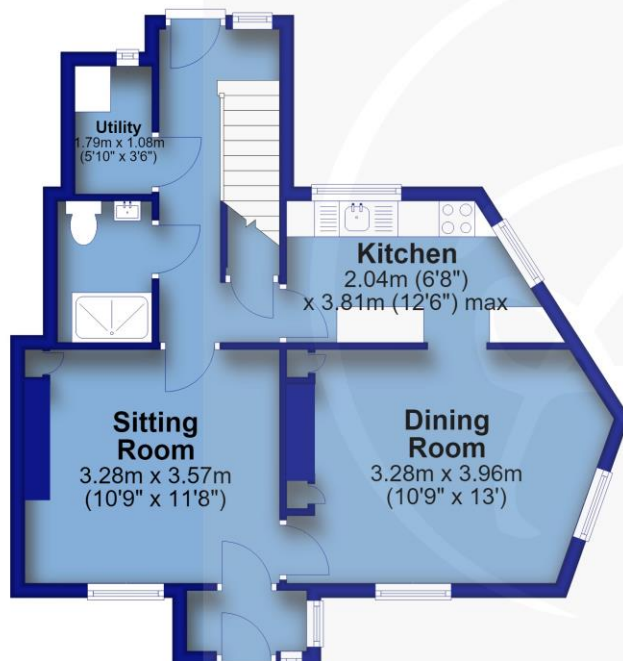
Located within walking distance of Victoria Park, the historic quayside and Bideford's excellent range of shops, cafés and everyday amenities, this characterful home offers a rare combination of potential, generous gardens and convenient location.

Services: All mains services are connected
Energy Performance Certificate: D (64)
Council Tax: BAND B (£2,063.00 per annum)



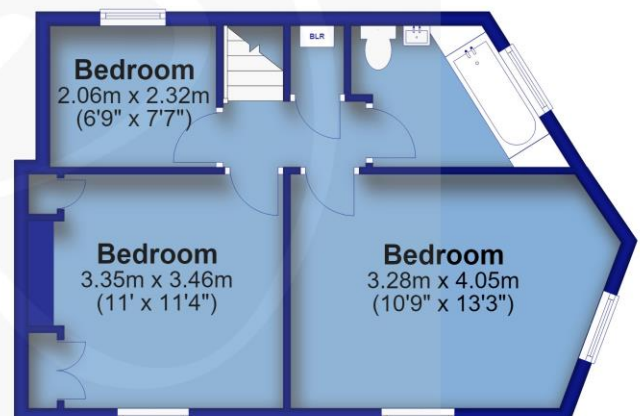
Ground Floor

Approx. 47.8 sq. metres (514.9 sq. feet)



First Floor

Approx. 39.8 sq. metres (428.7 sq. feet)



For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. If there are any important matters which are likely to affect your decision to buy, please contact us before viewing the property. No responsibility can be accepted for any expenses incurred by any intending purchaser in inspecting properties which have been sold, let or withdrawn.

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