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Ground Floor

First Floor

Second Floor

Third Floor

Directions

From Barnstaple Square follow over the bridge until the roundabout, at the roundabout take the 3rd exit onto Sticklepath Hill and manoeuvre into the right hand lane as if heading to Asda. Take the right hand turn and continue up to and then straight across the roundabout and into the Taw Wharf development, taking the right hand turn into the development continue along and number 164 is on the right hand side.

Looking to sell? Let us value your property for free!

Call 01271 327878

or email barnstaple@phillipsland.com

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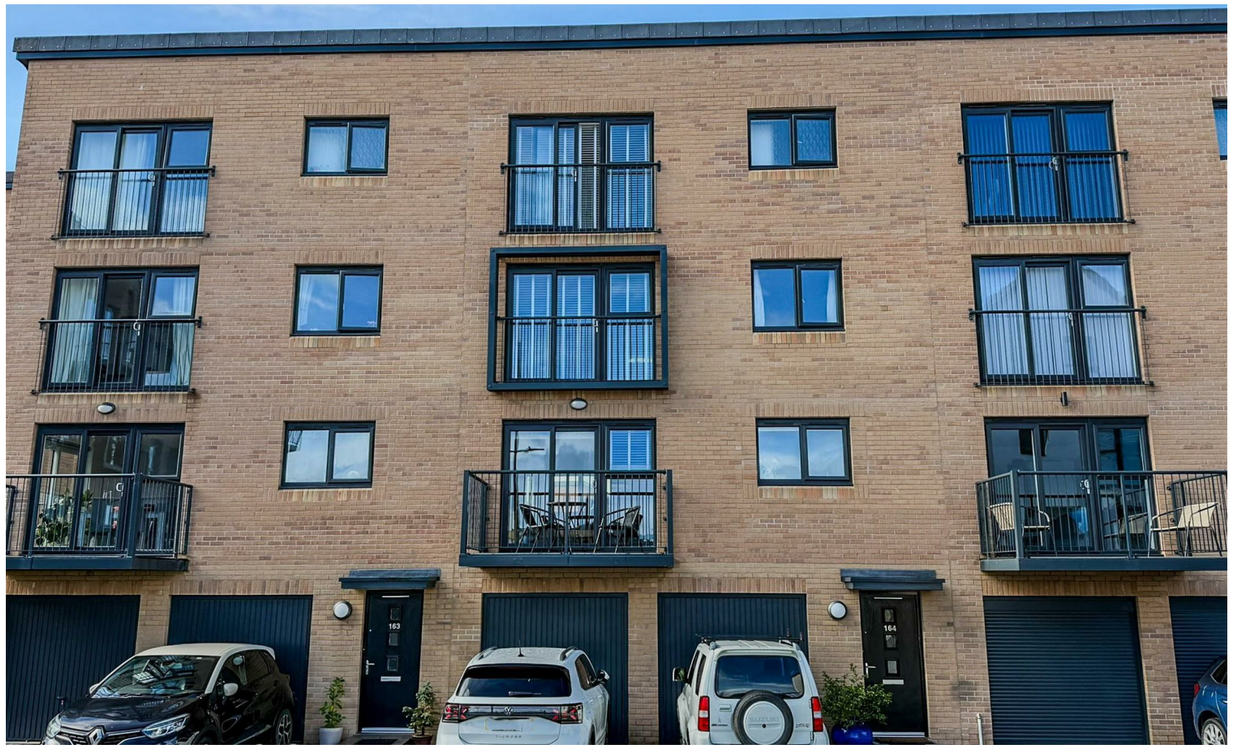

Stunning 3 Bedroom Townhouse

164 Taw Wharf, Sticklepath, Barnstaple, Devon, EX31 2FE

Asking Price

£375,000

- Riverside Townhouse
- Gas Central Heating
- Third Floor Master Suite
- Open Plan Kitchen & Living Area
- Double Garage & Off Road Parking
- Fully Enclosed Rear Garden

Overview

Situated by the riverside and close to amenities is this immaculate three-bedroom home, only 2 years old and finished to exacting standards. From its sleek interiors to its thoughtfully designed spaces, every detail has been crafted to combine style, practicality, and ease of living – making it the perfect choice for families, professionals, or anyone seeking a truly move-in-ready home.

At the heart of the property lies a spacious, light-filled open-plan living area. Large windows and patio doors invite natural light to flow through, creating a welcoming atmosphere that's ideal for both everyday living and entertaining. The living space opens seamlessly onto a private balcony, offering a perfect spot for morning coffee or evening drinks while enjoying open views across the river and surrounding townscape.

The contemporary kitchen has been designed with both function and flair in mind. Featuring premium appliances, sleek cabinetry, and a breakfast bar with seating, it provides a stylish hub for cooking, dining, and socialising. Whether preparing a quick meal or hosting friends, this kitchen blends convenience with sophistication.

The home boasts three beautifully appointed bedrooms, each finished with a calming neutral palette and plenty of natural light. On the second floor are two doubles and the family bathroom and on the third floor, the master suite offers ample space for relaxation, complemented by plenty of storage and a large en-suite shower room.

Services

All main services connected

Council Tax band

D

EPC Rating

B

Tenure

Freehold

Viewings

Strictly by appointment with the Phillips, Smith & Dunn Barnstaple branch on
01271 327878

Outside

Outside the rear garden is accessed via the garage or the current owners have cleverly added a balcony and staircase from the living area. The garden is mainly laid to lawn and is perfect for unwinding, entertaining guests, or simply enjoying the outdoors. At the front is the double width driveway leading to the double integral garage for secure parking and additional utility area with space and plumbing for appliances. Located at the heart of North Devon, Taw Wharf offers a truly exceptional living experience with its extensive river frontage and beautifully landscaped park. This prime location provides residents with easy access to the stunning coastline and picturesque countryside, ensuring that the best of North Devon's natural beauty is always within reach.

Room list:

Entrance Hall

Double Garage
5.74 x 5.50 (18'9" x 18'0")

Kitchen/Living/Dining
7.20 max x 5.71 (23'7" max x 18'8")

Separate WC

Bedroom 1
5.66 max x 4.31 (18'6" max x 14'1")

En- Suite Shower Room

Bedroom 2
3.65 x 3.58 (11'11" x 11'8")

Bedroom 3
3.54 x 3.38 (11'7" x 11'1")

Family Bathroom