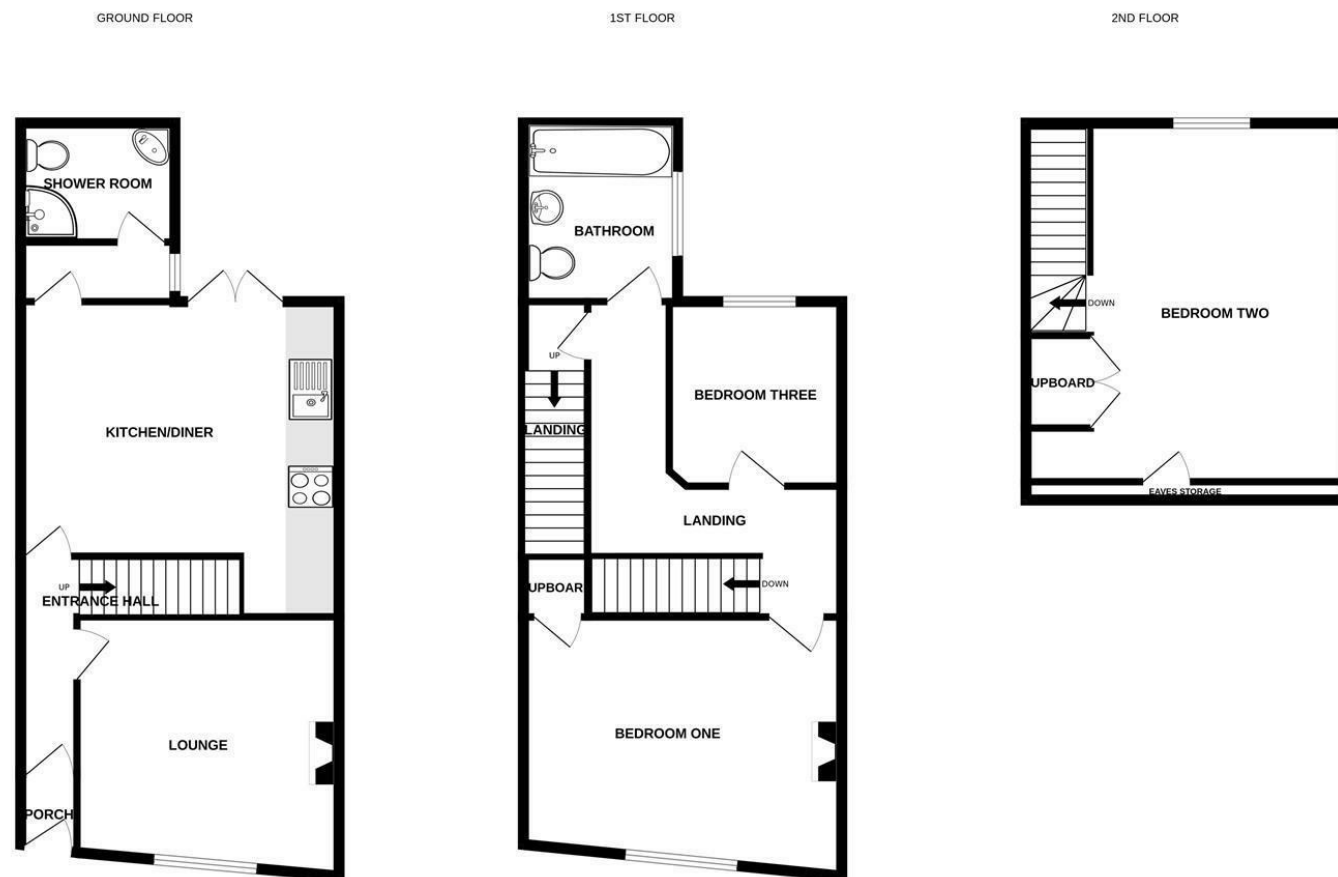




Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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3 Bed Cottage

Sea Lavender Cottage 39 Market Street, Appledore, Bideford, EX39 1PP

Asking Price

£385,000

- Three Bedrooms
- Heart of Appledore
- Immaculately Presented
- Charming Features
- Lounge with Woodburner
- Well Equipped Kitchen
- Characterful Cottage
- Stones Throw From The Quay
- No Chain!
- Successful Holiday Let

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

Call 01237 879797

or email bideford@phillipsland.com

These particulars are believed to be correct but their accuracy is not guaranteed. They do not form part of a contract.

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Our company registration number is 04753854 and we are registered in England and Wales.



Room list:

Porch

Lounge

3.16 x 3.12 (10'4" x 10'3")

Kitchen/Diner

4.10 x 3.13 (13'5" x 10'3")

Boot Room

Shower Room

1.62 x 1.61 (5'4" x 5'3")

First Floor

Bedroom One

4.16 x 3.17 (13'8" x 10'5")

Bedroom Three

2.49 x 2.33 (8'2" x 7'8")

Bathroom

2.18 x 1.64 (7'2" x 5'5")

Second Floor

Bedroom Two

5.55 x 2.88 (18'3" x 9'5")

Outside

Services

Viewings

Holiday Letting

Overview

Phillips Smith & Dunn are delighted to offer this charming characterful cottage, located within the heart of Appledore. This immaculately presented 3 bedroom Cottage boasts tasteful and well-planned accommodation throughout and is currently run as a successful holiday let. The property will suit those seeking an established holiday let, and is being offered as a going concern, however, would alternatively suit those seeking a quaint second home or a comfortable home for full-time occupation. Early viewings are advised to avoid disappointment.

Holiday Letting

This home offers great potential as a holiday home, and award winning agents Holidaycottages.co.uk have put together information on how the property would perform, should potential buyers wish to use as a holiday let. For information on the potential income the property could generate, contact the Morris and Bott team to find out more.

Services

All mains services connected

Council Tax band

A

EPC Rating

D

Tenure

Freehold

Viewings

Strictly by appointment with the Phillips, Smith & Dunn Bideford branch on
01237 879797

