



Plot 3 Copse Close, Buckland Brewer, EX39 5FH

Asking Price £290,000

- A Gift From Pearce of up to £15,000 towards your NEW HOME*
- Pearce Quality Finish
- Popular Village Location
- Award Winning Developers
- Delightful Countryside Views
- Save Over £1,000 On Energy Bills With These New Build Homes*

- Select Development of 5 Homes
- 10 Year NHBC Warranty



Directions

After crossing the Torridge Bridge take the 1st exit at the roundabout, signposted Bideford, onto Heywood Road. Continue along this road for approximately 1 mile to the end of Bideford Quay. At the Old Bideford Bridge roundabout take the 2nd exit onto New Road/A386. At the next roundabout take the 1st exit and continue along the A386. After 1½ miles turn right signposted Littleham/Buckland Brewer/Parkham/Bradworthy. After 2.7 miles turn left sign posted Buckland Brewer. Follow this road into the village and continue past the primary

Viewings

Viewings by arrangement only. Call 01237 459 998 to make an appointment.

Council Tax Band

EPC Rating:

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC