



26 Atlanta View
Westward Ho! Devon EX39 1WG

Price Guide: £365,000

A stunning, nearly new semi-detached 3-bedroom house located in this highly desirable development in Westward Ho! designed to optimise space and boasts many additional extras. This home offers a superb kitchen/diner – with an upgraded and extended choice of units and stone worktops with eye-level double oven. There is a welcoming lounge plus a separate utility with cloakroom. On the first floor there are 2 extremely good sized bedrooms – the master with an en-suite shower room plus a generous third bedroom and a family bathroom.

Built in 2024 to a high specification, this property is a true gem in a new development only a short and flat stroll to the burrows, RND golf course and the village centre. Book a viewing today and envision yourself living in this beautiful home in Westward Ho!

The house makes for a wonderful family home as well as a prime holiday letting opportunity/second home within a short walk of the sea. NO CHAIN

Westward Ho! is a popular seaside resort famous for its pebble ridge and long promenade, along with approximately three miles of lovely sandy beach. Behind the pebble ridge lays Northam Burrows Country Park, and The Royal North Devon Golf Club. Local amenities in the centre of Westward Ho! offer a good range of shopping facilities, restaurants, cafés and public houses. A regular bus service runs to the port and market town of Bideford.

Outside: The garden is accessible through the property's kitchen diner space via French doors. The garden is a mixture of lovely stone patio (extended beyond the standard) and lawn with some lovely areas to sit, eat and enjoy the south-facing sunshine. There is side access to the driveway.

To the front of the property is its driveway with off road parking, enough for two vehicles.

Services: All mains' services connected, Gas CH & Aluminium DG.

Energy Performance Certificate: B

Council Tax Banding: C

Directions: From the Heywood A39 roundabout continue towards Westward Ho! passing the Appledore turning taking the next right signposted Northam. Follow Fore Street down the hill to the village centre, turn right and immediately bear left into Sandymere Road. Continue down this road and turn left into Golf Links Rd. Pass the RND Golf Club on the right and at the new roundabout turn left and 1st left again into Atlanta View.





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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.

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.

