

26 Fair Maid, Sampford Peverell

Tiverton

£614,995







26 Fair Maid

Sampford Peverell, Tiverton

Plot 22 - The Monmouth - Brand new 4-bed detached house in Sampford Peverell village. 3 living spaces, large kitchen diner, home office, detached garage & driveway, located near M5 & train station.
Council Tax band: TBD

Tenure: Freehold

- Plot 22 - The Monmouth Corner - The Orchards Development
- Award winning development by Edenstone Homes, The Orchards.
- 3 downstairs living spaces including family area and study
- Solar Panels and EV charging point
- Large kitchen diner
- Double bedrooms, great for a growing family or down sizers.
- Garage & private driveway
- Overlooking pavilion & village square, close proximity to allotments community garden
- Excellent transport links to M5 and Tiverton Parkway
- Catchment area for Ofsted outstanding secondary school







Kitchen/Diner
Open plan living space with premium high specification kitchen including, stainless steel double oven and induction hob. Integrated Fridge Freezer & dishwasher

Hallway
Spacious entrance hall leading to the lounge, study and kitchen area.

Lounge
Located at the front of the home, beautiful views over the Pavilion & Village square. Fire not included as standard.

Study
Spacious office, located at the front of the home.

Principal Bedroom
Good sized double room with an en suite attached. Designated dressing area provides excellent storage.

En Suite
Contemporary white sanitary ware. • Premium ceramic wall tiling

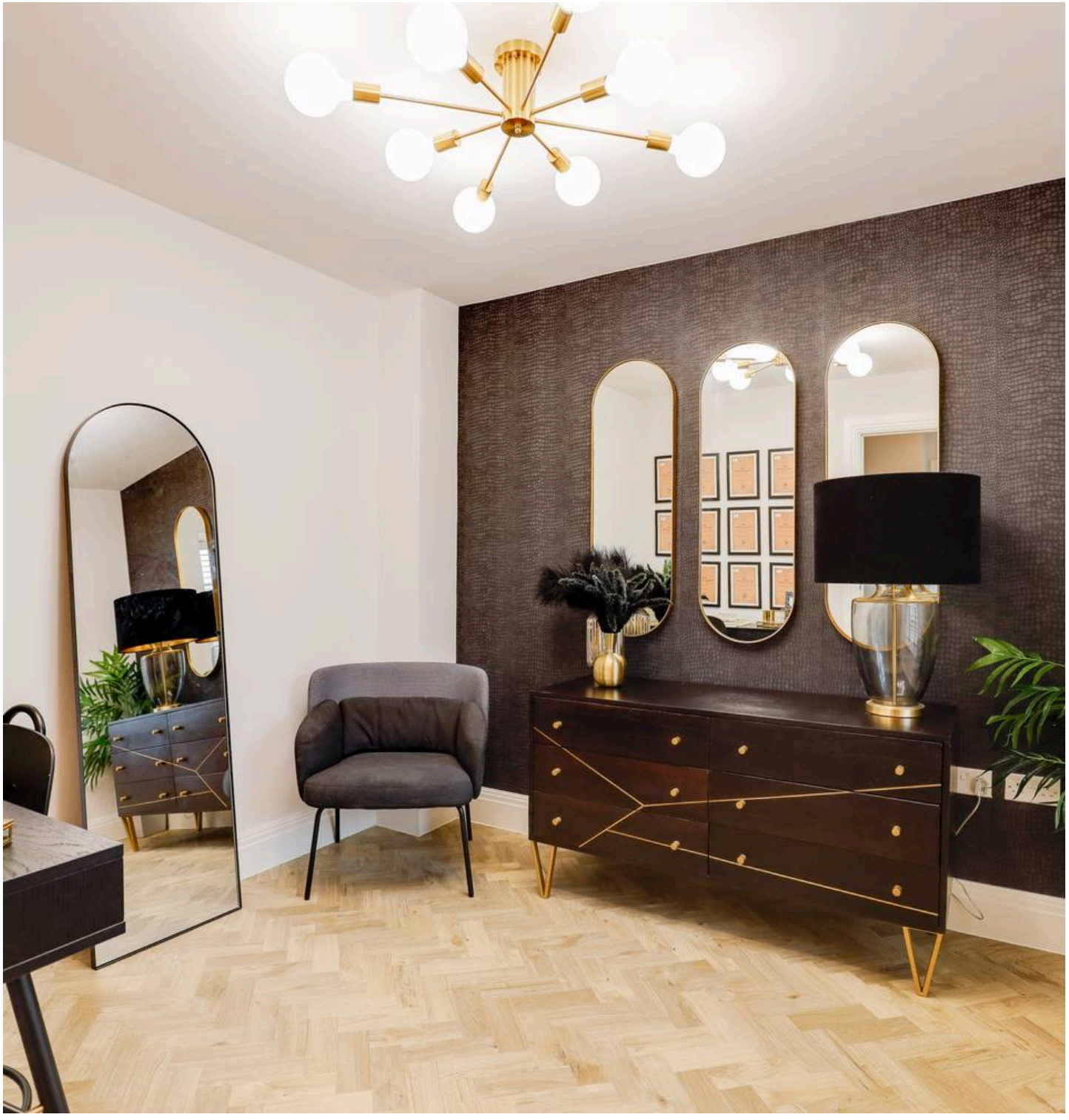
Bedroom 2
Spacious double bedroom

Bedroom 3
Double room

Bedroom 4
Double room

Bathroom
Contemporary white sanitary ware throughout. • Premium ceramic wall tiling • Stunning free standing bath.

W/C
Located on the ground floor



GARDEN

Private rear garden, with direct access through the bi fold door towards the rear of the kitchen/diner.

GARAGE

Single Garage

Single Garage

DRIVEWAY

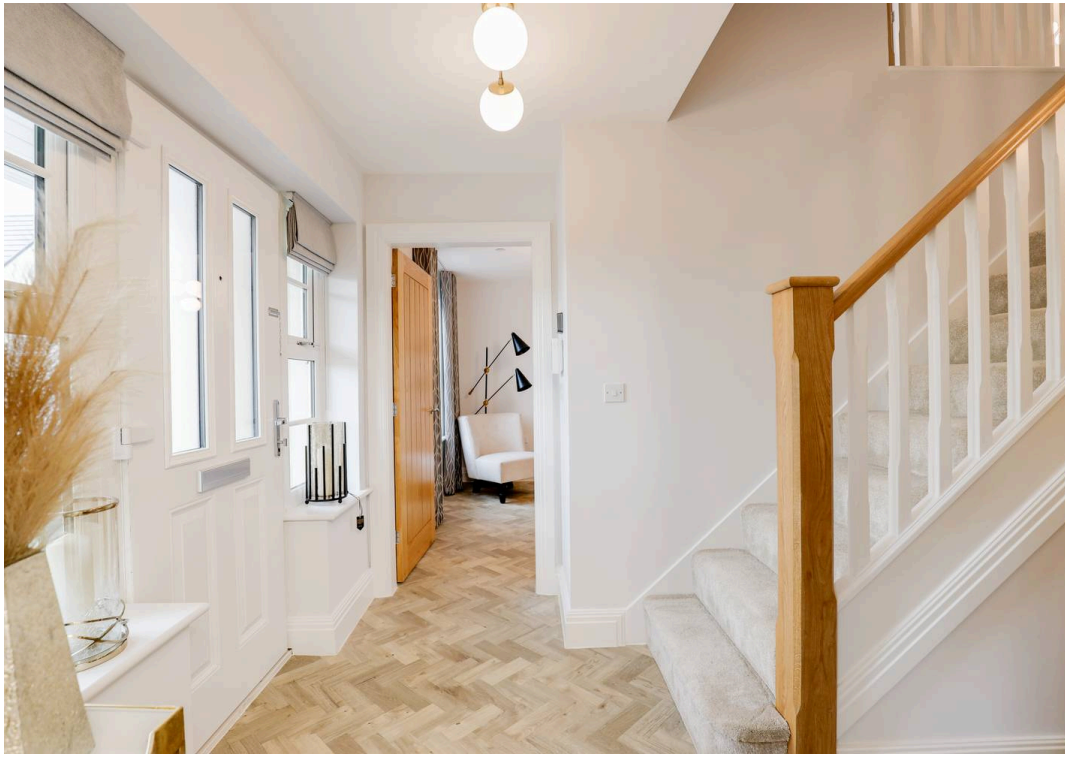
2 Parking Spaces

2 Parking spaces

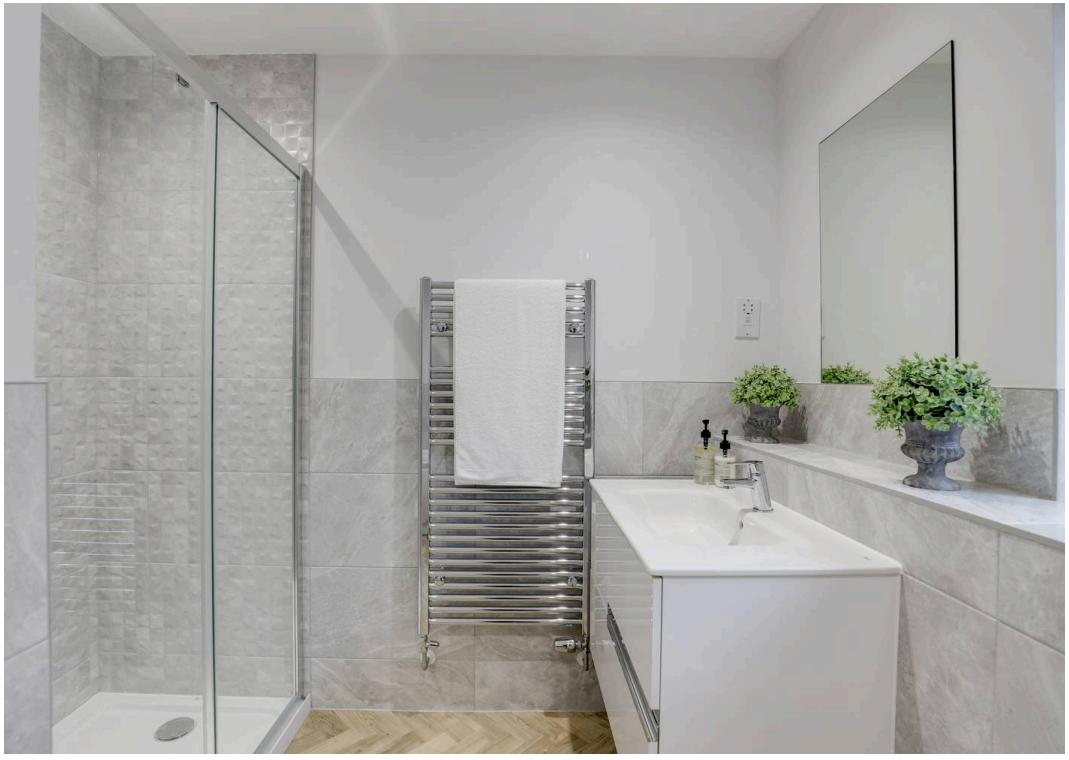


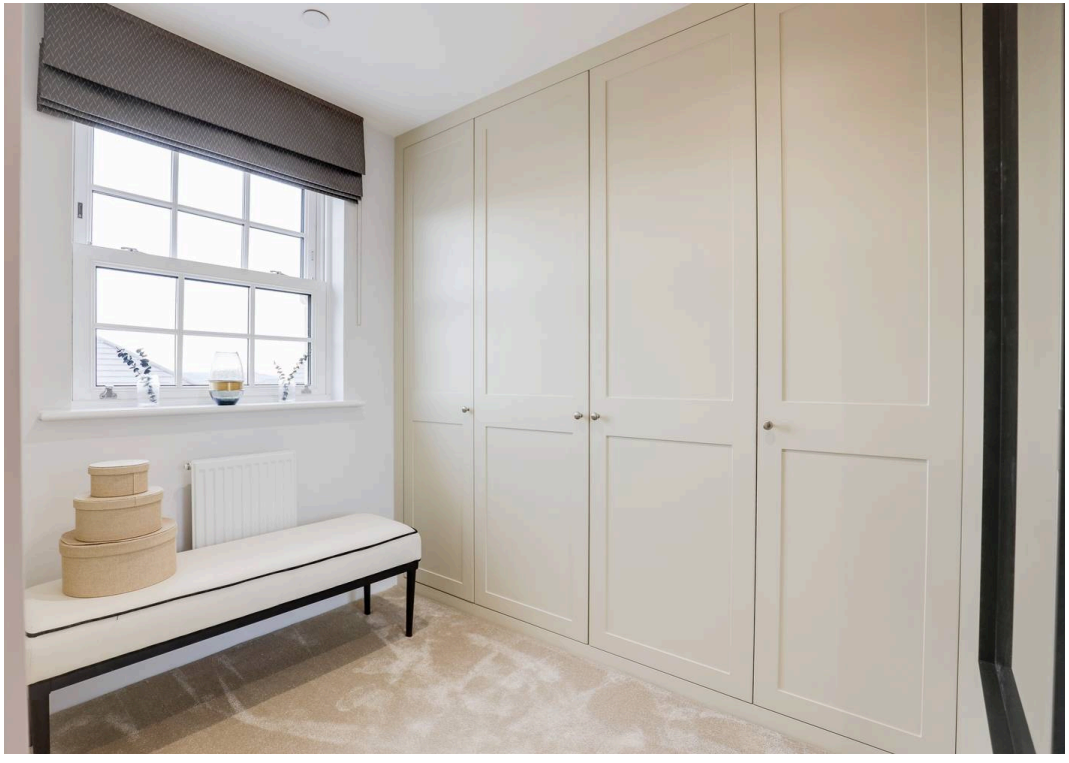
















Computer generated image of Monmouth Corner home

THE MONMOUTH

A FOUR BEDROOM DETACHED HOME



GROUND FLOOR

Kitchen	4.77m x 3.26m	15'8" x 10'8"
Family / Dining	5.00m x 4.77m	16'5" x 15'8"
Lounge	5.14m x 3.65m	16'10" x 12'0"
Study	2.95m x 2.76m	9'8" x 9'1"

FIRST FLOOR

Bedroom 1	3.76m x 3.29m	12'4" x 10'9"
Bedroom 2	4.34m x 2.67m	14'3" x 8'9"
Bedroom 3	4.29m x 2.67m	14'1" x 8'9"
Bedroom 4	3.39m x 2.66m	11'1" x 8'9"

Elevational treatments may vary by plot. Monmouth Corner plots will have extra windows as indicated by *

Housen Estates is proud to partner with **Custom Insurance & Mortgage Solutions** to offer expert mortgage and insurance advice tailored to your property journey. Whether you're buying your first home, moving up the ladder, or expanding your portfolio, our trusted partners provide personalised support, access to a wide panel of lenders, and guidance every step of the way. Together, we make securing your dream home simple, smart, and stress-free.
Scan the QR code or visit www.custominsurancemortgagesolutions.co.uk and click on ‘Start Your Journey’ at the top of any page.