

The Lodge

The Lodge

, Lifton, Devon, PL16 0BH

Launceston 3.8 miles - Tavistock 10.2 miles - Okehampton 16.4 miles

A charming property with a stylish interior in a village location with allocated off road parking

- Refurbished Throughout
- Modern Integrated Appliances
- 3 Double Bedrooms
- No Onward Chain
- Tenure: Freehold
- Stylish Interior
- Off Road Parking x2
- Sought After Village
- Close to Amenities
- Council Tax Band: C

Guide Price £250,000

The property is well positioned in the heart of the thriving Devonshire village, Lifton. Renowned for it's convenient location on the edge of Dartmoor and only a short distance from the A30, Lifton is the ideal place for those wanting to settle into the idyllic 'village life' whilst being able to explore the natural attractions that the area has to offer.

A deceptively spacious semi-detached home offers versatile accommodation over three storeys. Constructed of traditional materials including stone and a natural slate roof, the property benefits from predominantly uPVC double-glazed windows (with one wooden sash). The property has been recently renovated and presented in excellent decorative order throughout.

The immaculately presented accommodation begins with a ground floor entrance hall and a useful cloakroom with WC. The kitchen/breakfast room is fitted with a range of units and integrated appliances including an electric oven with hob and extractor, dishwasher and washing machine, with space for a fridge/freezer and dining table. The sitting room features a character fireplace and deep window sill.

On the first floor is a generous double bedroom with feature fireplace, a second smaller double bedroom or study with built-in storage, and a contemporary bathroom with walk-in shower, vanity unit and WC. The second floor provides two further well proportioned double bedrooms.

Externally, the property is approached via a slate covered porch with low maintenance flower beds, ideal for pots and shrubs. The two allocated parking spaces are located approximately 25 metres away. The property is also conveniently situated less than half a mile from Lifton's recreational park, ideal for families, dog walking and outdoor activities.

Viewings: Strictly by prior appointment with the vendors' appointed agents, Stags.
Services: Mains water, electricity and drainage. Electric Radiators. Broadband availability: Superfast and Standard ADSL. Mobile signal coverage: voice and data limited availability. (Ofcom). Please note the agents have not inspected or tested these services.
Directions: what3words.com: (Parking) ///airbase.baker.expressed



















IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.



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