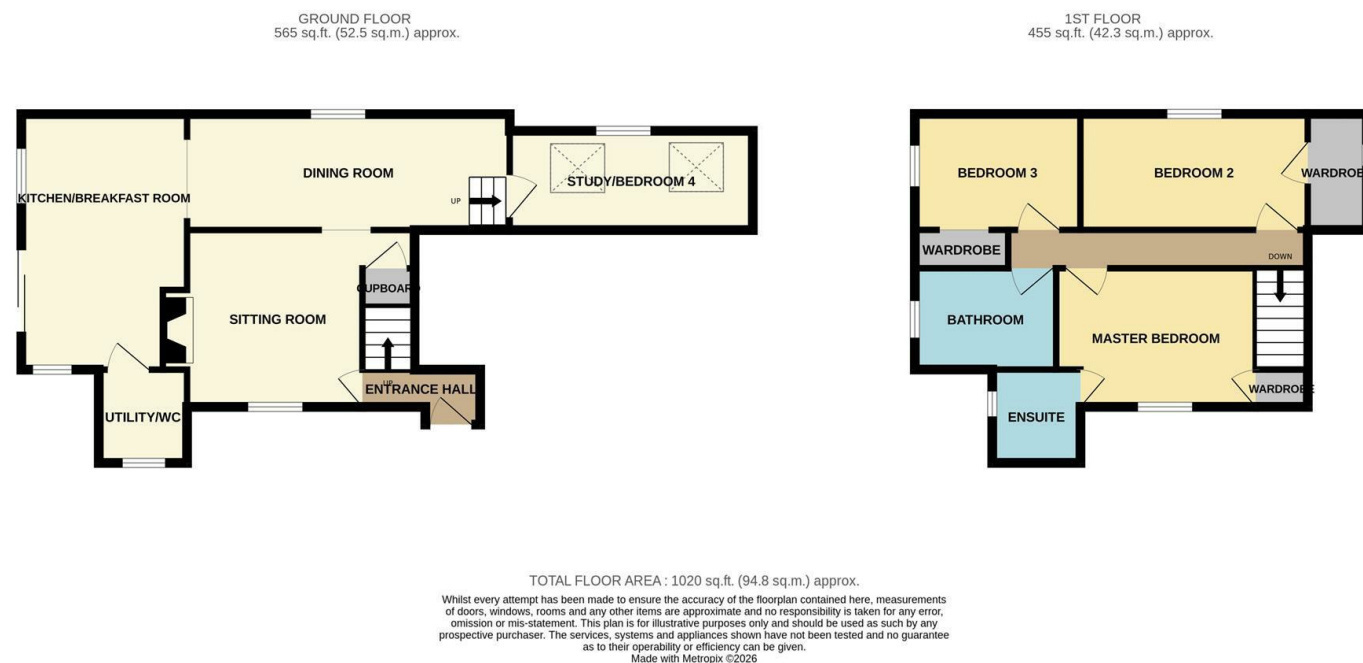




4 Bed Cottage - Semi

Myrtle Cottage Westleigh, Bideford, Devon, EX39 4NL

Offers In Excess Of

£425,000

- No Onward Chain
- 2 Reception Rooms
- Sunny Garden
- Fully Renovated Throughout
- PVC Double Glazing
- Internal Inspection a Must!
- Garage And Parking
- Gas Fired Central Heating

Looking to sell? Let us
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for free!

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or email bideford@phillipsland.com

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- Room list:**
- Entrance Hall**
- Sitting Room**
4.11m x 3.25m (13'6" x 10'8")
- Dining Room**
6.10m maximum x 2.13m (20' maximum x 7')
- Kitchen/Breakfast Room**
5.23m x 3.15m maximum (17'2" x 10'4" maximum)
- Utility Room/WC**
1.75m x 1.65m (5'9" x 5'5")
- Study/Bedroom 4**
4.50m x 1.83m (14'9" x 6')
- Master Bedroom**
3.25m x 3.25m (10'8" x 10'8")
- En-suite**
- Bedroom 2**
4.19m x 2.44m (13'9" x 8')
- Bedroom 3**
3.25m x 2.36m (10'8" x 7'9")
- Family Bathroom**
2.39m x 1.93m (7'10" x 6'4")

Overview

Myrtle Cottage is centrally situated within this highly sought-after Torridgeside village and comprises a semi-detached property that successfully blends character features with modern-day amenities. The two-storey accommodation benefits from uPVC double glazing and gas-fired radiator central heating and is beautifully presented throughout, as an internal inspection will reveal, having been the subject of an extensive programme of renovation and refurbishment. The adaptable accommodation is considered ideally suited to provide a comfortable family home, and an early viewing is highly recommended to avoid disappointment.

Briefly, the accommodation comprises a warm and welcoming entrance hall with a staircase rising to the first floor, leading through to the sitting room, which features an attractive inglenook fireplace housing a gas-fired wood-burning-style stove. Beyond this is the dining room, which enjoys open access to the kitchen/breakfast room, fitted with an excellent range of units providing ample storage, integrated appliances, and uPVC doors opening onto the garden. Leading off the kitchen is a useful utility/WC, with space and plumbing for laundry appliances, together with the gas-fired boiler serving the domestic hot water and central heating systems. A study/bedroom four, accessed from the dining room, completes the ground floor accommodation.

On the first floor are three double bedrooms, each benefiting from fitted wardrobes. The principal bedroom enjoys the advantage of an en-suite shower room, while the remaining bedrooms are served by a well-appointed family bathroom fitted with a three-piece suite.

The enclosed gardens lie to the front and side of the cottage and enjoy a sunny southerly aspect. They are predominantly laid to lawn, providing an attractive outdoor space. The property also benefits from a single garage with an up-and-over door, together with additional off-road parking to the front. Further unrestricted on-road parking is available just a short walk away.

Services

Type your text here

Council Tax band

C

EPC Rating

C

Tenure

Freehold

Viewings

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

