



4 Homefield Cottages, Sherford

Guide Price £550,000

HARRIET
GEORGE

4 Homefield Cottages

Sherford, Kingsbridge

A stylish and characterful end of terrace cottage in a pretty and welcoming village close to the coast.

Sherford is a charming and historical village consisting of picturesque cottages and farmhouses and dates back to the Domesday Book with a beautiful 14th century church. The busy church hall is host to various activities and offers an active and friendly community.

The idyllic location is conveniently located to several well-served local villages including Chillington which has a post office/shop and health centre and Stokenham, with its parish church, primary school and two highly-regarded pubs.

The house is just over 3 miles from Kingsbridge which offers extensive shopping facilities including a health centre, small hospital, sports centre and the highly regarded Kingsbridge Community College. The bustling and thriving market town of Totnes is 12 miles away and from here there is a regular direct train service to London Paddington.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E



This delightful cottage has been thoughtfully renovated and offers beautifully presented accommodation with easy to maintain outside entertaining space.

On the ground floor is a kitchen dining room with two sets of bi-fold doors to the expansive south west facing sun terrace that wraps around the cottage. The hand-made kitchen is well fitted and beautifully lit with roof lights; off the kitchen is a utility room and downstairs shower room.

The living room at the front has deep window sills and a Chesneys wood burning stove; stairs lead up to the first floor where there are three double bedrooms and a family bathroom.

Steps from the paved terrace lead up to the level lawn which adjoins open fields with delightful rural views.

There is gravel parking for several vehicles at the side of the cottage and the charming front garden with planted borders is enclosed with an historic stone wall.

SERVICES

Mains water, drainage and electricity. Oil fired central heating.

DIRECTIONS

From Kingsbridge take the A379 road towards Dartmouth passing through the villages of West Charleton, East Charleton and onto Frogmore, follow through the village and take the left hand turning after the village hall. Proceed along this road and into the village of Sherford, 4 Homefield Cottages will be found on the left hand side



Approximate Gross Internal Area = 96 sqm / 1033 sq ft

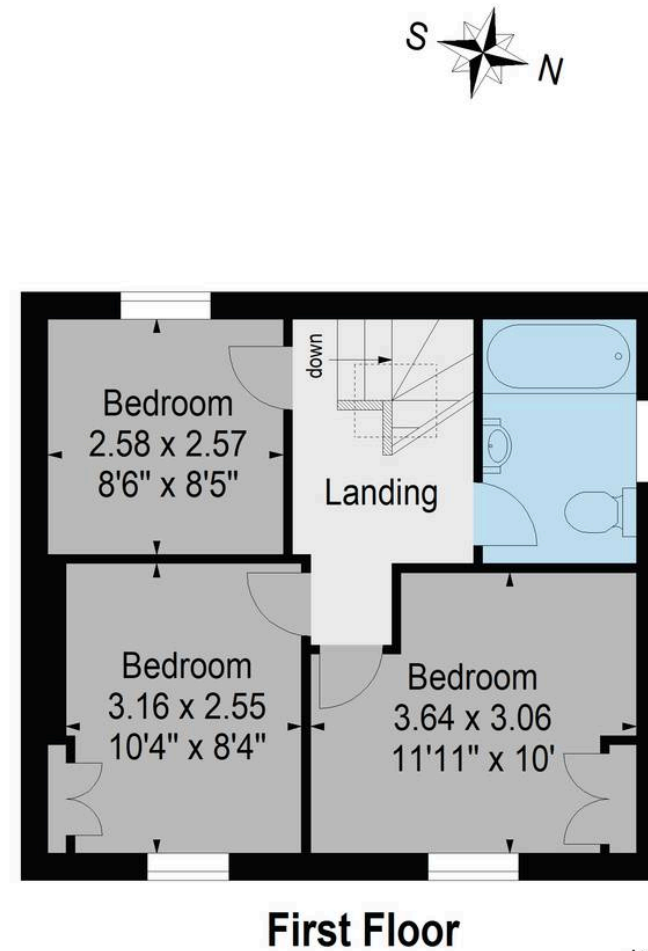


Illustration for identification purposes only,
measurements are approximate, not to scale.

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All dimensions are approximate and for general guidance only; whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances have not been tested and no guarantee can be given they are in working order. Internal photographs are for general information and it must not be inferred that any item shown is included with the property. Purchasers must satisfy themselves by inspection.