Fortescue

Parkham Ash Parkham, Bideford, Devon EX39 5PS

Guide Price

£575,000



PS&D

BUY • SELL • LET

PHILLIPS SMITH & DUNN







A Four-Bedroom Detached Farmhouse In A Peaceful Rural Hamlet

Fortescues, Parkham Ash, Parkham, Bideford, EX39 5PS



The entrance hall of this Grade II Listed 17th-century farmhouse introduces a home rich in character, with traditional timber doors, deep window reveals and exposed beams. The inviting sitting room features a substantial fireplace with a timber lintel and stove, complemented by a window seat overlooking the garden.

The separate dining room provides a generous setting for family meals and entertaining, with flagstone flooring, an exposed ceiling beam and an impressive stone fireplace housing a wood-burning stove. There is also room for comfortable seating, making this a sociable heart to the home.

Leading from the dining room, the kitchen continues the country feel with cream cabinetry, contrasting work surfaces, a central island and exposed ceiling timbers. A door opens outside, while a separate utility/pantry and ground-floor cloakroom provide useful everyday practicality.

Upstairs are four bedrooms and a family bathroom. The spacious principal bedroom features exposed floorboards, a characterful ceiling and its own en suite shower room. A second staircase links the kitchen with bedroom four, which also connects to bedroom three, creating an adaptable arrangement.

An adjoining barn, currently accessed externally, provides valuable storage space and potential for development. There is currently no access from the sitting room, although a connection could be created as part of any future development of the barn, subject to the necessary consents.

Across the yard, the property's portion of the barn comprises an area currently used as a garden room and a garage. A boiler room and two further storage sheds provide additional practical space.

The gardens are a particular highlight, with sweeping lawns, established trees, colourful planted borders and neatly clipped hedging creating a series of attractive spaces to explore. A paved seating terrace provides a lovely setting for outdoor dining, while gravelled areas and traditional stone walls complement the character of the house. The gardens rise away from the property, with further seating spots amongst the planting and a leafy backdrop to this appealing country home.

The property benefits from oil-fired central heating, a private septic tank and mains electricity and water.

Rooms and measurements -

Ground Floor

Entrance

Kitchen 4.72m x 3.89m (15'6 x 12'9)

Dining Room 5.97m x 4.67m (19'7 x 15'4)

WC

Utility/Pantry 4.70m x 3.02m (15'5 x 9'11)

Lounge 5.74m x 4.65m (18'10 x 15'3)

First Floor

Bedroom One 5.23m x 4.95m (17'2 x 16'3)

Ensuite

Bedroom Two 3.58m x 3.56m (11'9 x 11'8)

Bedroom Three 4.72m x 3.51m (15'6 x 11'6)

Bedroom Four 4.90m x 3.91m (16'1 x 12'10)

Bathroom

Boiler Room 2.59m x 2.21m (8'6 x 7'3)

Outside Store 2.59m x 2.51m (8'6 x 8'3)

Barn 9.32m x 5.03m (30'7 x 16'6)







VIEWING

By appointment through our
Phillips, Smith & Dunn Bideford office- 01237









Situation

Fortescues is situated in the rural hamlet of Parkham Ash, close to the village of Parkham and surrounded by the rolling North Devon countryside. Parkham offers a primary school and the traditional Bell Inn, providing a welcoming setting for village life.

The historic port town of Bideford offers a wider selection of shops, cafés, restaurants and everyday amenities, together with an attractive quayside overlooking the River Torridge. Its independent shops and characterful streets add to the town's appeal.

The nearby coastline provides plenty of scope for days outdoors, from the wooded valley and unspoilt beach at Peppercombe to the picturesque village of Bucks Mills. The South West Coast Path connects stretches of this dramatic coastline, offering scenic walks and far-reaching sea views. The setting combines country living with access to North Devon's towns, villages and coast.



DIRECTIONS

From Bideford Quay, proceed along Kingsley Road towards Northam and continue to the Heywood Road roundabout. Turn left onto the A39 towards Bude and Clovelly. Stay on the A39 through Fairy Cross and Horns Cross, passing The Hoops Inn, and continue to Bucks Cross. Turn left and follow the road past Merry Harriers Garden Centre. Continue straight across the next crossroads, then take the first left, followed by the second right into Parkham Ash. For the precise arrival point at Fortescue, use what3words: ///klimpar.våtdräkter.spretande.



VIEWING

By appointment through Phillips, Smith & Dunn Bideford Office - 01237 879797

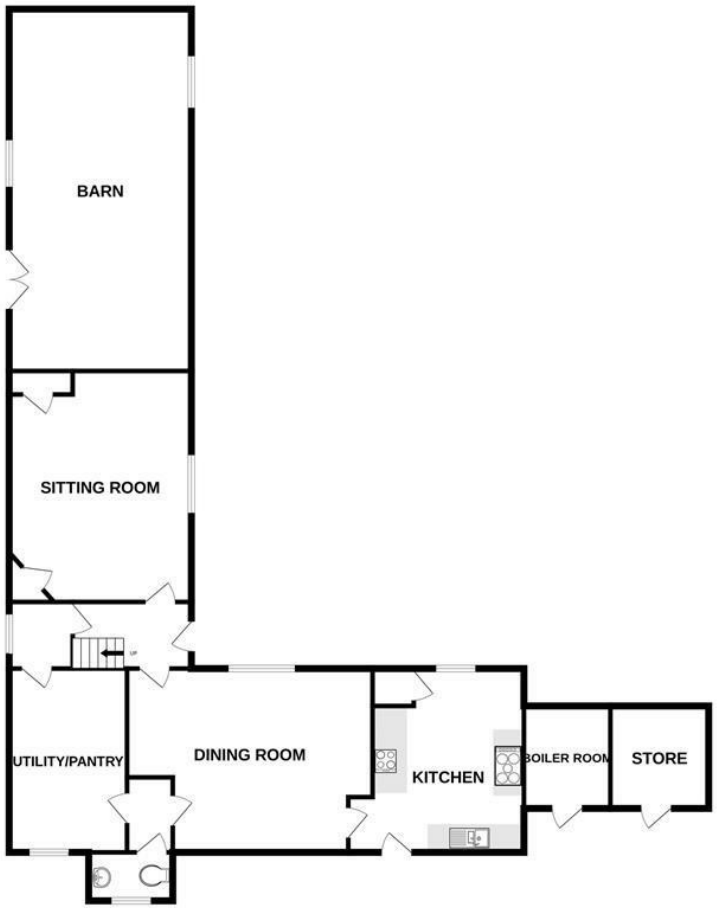




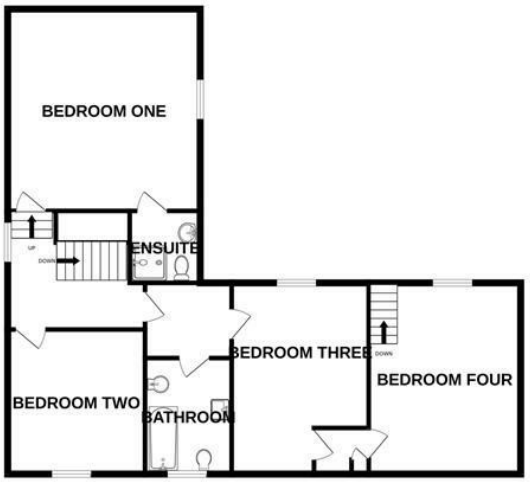




GROUND FLOOR



FIRST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

Barnstaple 01271 327878 • Bideford 01237 879797 • Braunton 01271 814114
www.phillipsland.com • bideford@phillipsland.com