



HOMELEIGH

GUIDE PRICE **£375,000**

Modern 2/3 Bedroom Bungalow on a Spacious Level Plot

LIFTON

MILLER TOWN & COUNTRY
exp UK



- » Level Plot in Peaceful Spot
- » Large Kitchen Diner Overlooking the Garden
- » Sitting Room Leading to Terrace
- » Three Bedrooms
- » Modern Bathroom
- » Garage and Parking for Multiple Cars
- » Mature Gardens

The Property

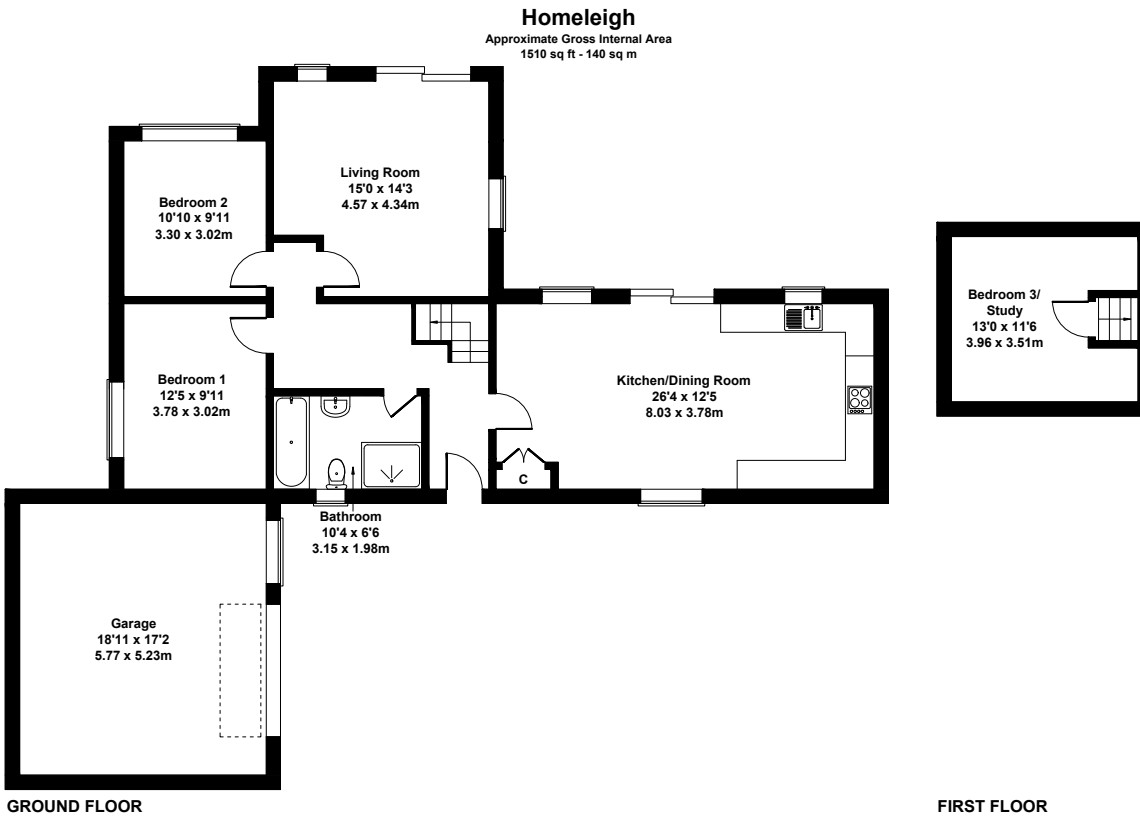
This spacious modern bungalow situated in a quiet road within the village of Lifton, offers plenty of natural light throughout and sits on a good size level plot. Having undergone a full renovation in the previous ownership, the wide hallway guides you into the large modern kitchen/diner where you can sit with a cup of tea and watch the birds in the garden through the patio doors. There is a large modern bathroom which serves both the double bedrooms on the ground floor, and the extra bedroom in the loft, converted by the current owners and currently used as a study. At the other end of the hallway is a large dual aspect living room with patio doors overlooking the terrace and gardens.



Outside

The property sits within approximately 0.8 acres, and includes a gently sloping lawned garden to the front and side, complete with two mature purple beech trees, a rockery, attractive plantings and a large decked seating area enjoying views over the garden. There is a timber framed covered seating area at the top of the garden which makes for an ideal outdoor lounge or BBQ area, enjoying views over the garden and Dartmoor beyond.





Not to Scale. Produced by The Plan Portal 2026
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Location

Lifton sits on the Devon/Cornwall border and is highly popular due to its location with easy access to the A30 corridor. The north and south coasts are both easily accessible from here, as are Dartmoor and Bodmin Moor. The nearby towns of Launceston, Okehampton and Tavistock are all easily accessible by car.

KEY INFORMATION

-  3 Bedrooms
-  1 Bathroom
-  1 Reception Room
-  Driveway and garage
-  Not Listed
-  Heating: LPG
-  Utilities: Mains electric, water and drainage
-  Restrictions: None Known
-  Easements, Wayleaves: Yes - See title
-  Public Rights of Way: Yes
-  Flooding: Yes
-  Notable Construction Materials: Yes
-  Building Safety Concerns: Yes
-  Mining Area: No
-  Planning Permission / Proposed Developments: None known
-  EPC Rating: E (44)
-  Council Tax Band: C
-  Tenure: Freehold
-  Broadband: FTTP
-  Mobile Signal: Good
-  Lateral living

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VIEWING:

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