



Offers In The Region Of £325,000

4 Bedroom Detached House for sale
6 Bluecoat Close, South Molton



Overview

Nestled in a tranquil cul-de-sac within the historic market town of South Molton, this immaculately presented detached family home offers the perfect blend of modern luxury and traditional charm. Constructed in 2021 and benefitting from the remainder of its NHBC warranty, the property boasts four generous double bedrooms-including a stylish master suite complete with a contemporary en-suite shower room.

SOME IMAGES STAGED FOR THE CONVENIENCE OF THE BUYER



Key Features

- MODERN 4-BEDROOM DETACHED HOME
- IMMACULATEDLY PRESENTED - READY TO MOVE IN
- OPEN-PLAN LIVING
- SECURITY SYSTEM
- ENCLOSED GARDEN
- SINGLE GARAGE & DRIVEWAY
- CLOSE TO TOWN CENTER AND SCHOOLS
- REMAINDER OF NHBC WARRANTY
- EARLY VIEWING ADVISED - CALL NOW OR BOOK ONLINE (24/7)
- WHAT3WORDS///lushly.bandaged.linked







Located in the sought-after, tranquil cul-de-sac in South Molton, this immaculate and spacious detached family home is the ideal setting for modern living, offering both comfort and convenience. Constructed in 2021 and boasting the remainder of the NHBC warranty, this property delivers peace of mind in a beautifully presented package-all within easy reach of local amenities and the charming South Molton Square.

Perfectly tailored for family requirements, the house offers over 1000 square feet of thoughtfully designed living space. Step inside via an inviting entrance porch, which opens to the cloakroom and chic, upgraded kitchen. Designed to inspire family and culinary creativity alike, the kitchen is appointed with premium integrated appliances and features a striking centre island with breakfast bar, the heart of this elegant space.

The open-plan living and dining room is bright and sociable, a true hub for gatherings and daily life. Large French doors connect seamlessly to the rear garden, allowing plenty of natural light and providing effortless access to the paved patio-a wonderful alfresco entertaining area. Beyond the patio, the garden also features a generous lawn and an outbuilding, currently used as a sociable home bar, along with secure side access for practicality.

Upstairs, four generously sized double bedrooms provide ample space for all the family. The master bedroom enjoys privacy and convenience with its own contemporary en-suite, while a stylish family bathroom includes both a panelled bath and modern fittings.

Externally, off-street parking is well catered for with a garage and driveway at the front, along with further potential for additional parking should you wish to convert the generous lawned frontage.

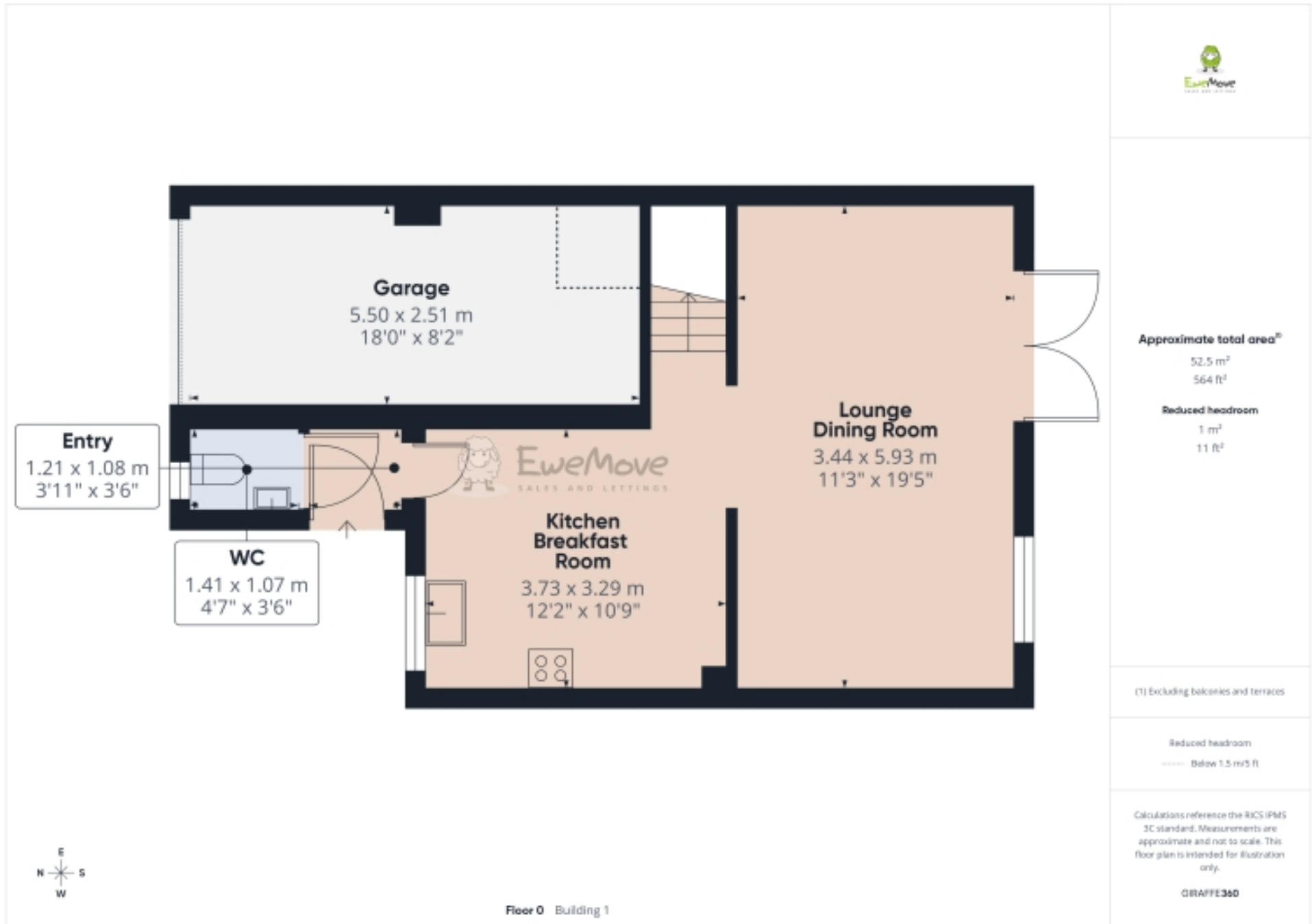
South Molton offers a rare blend of rural tranquillity and easy access to metropolitan amenities. This thriving market town is famed for its welcoming community spirit, bi-weekly markets on the historic square, Sainsbury's supermarket, and range of local shops, post office, and an extended medical centre. Transport links are superb: regular bus services connect to Barnstaple, Tiverton, and Exeter, while the A361, North Devon Link Road, and Tiverton Parkway station (around 25 miles distant), connect you nationally-ideal for commuters.



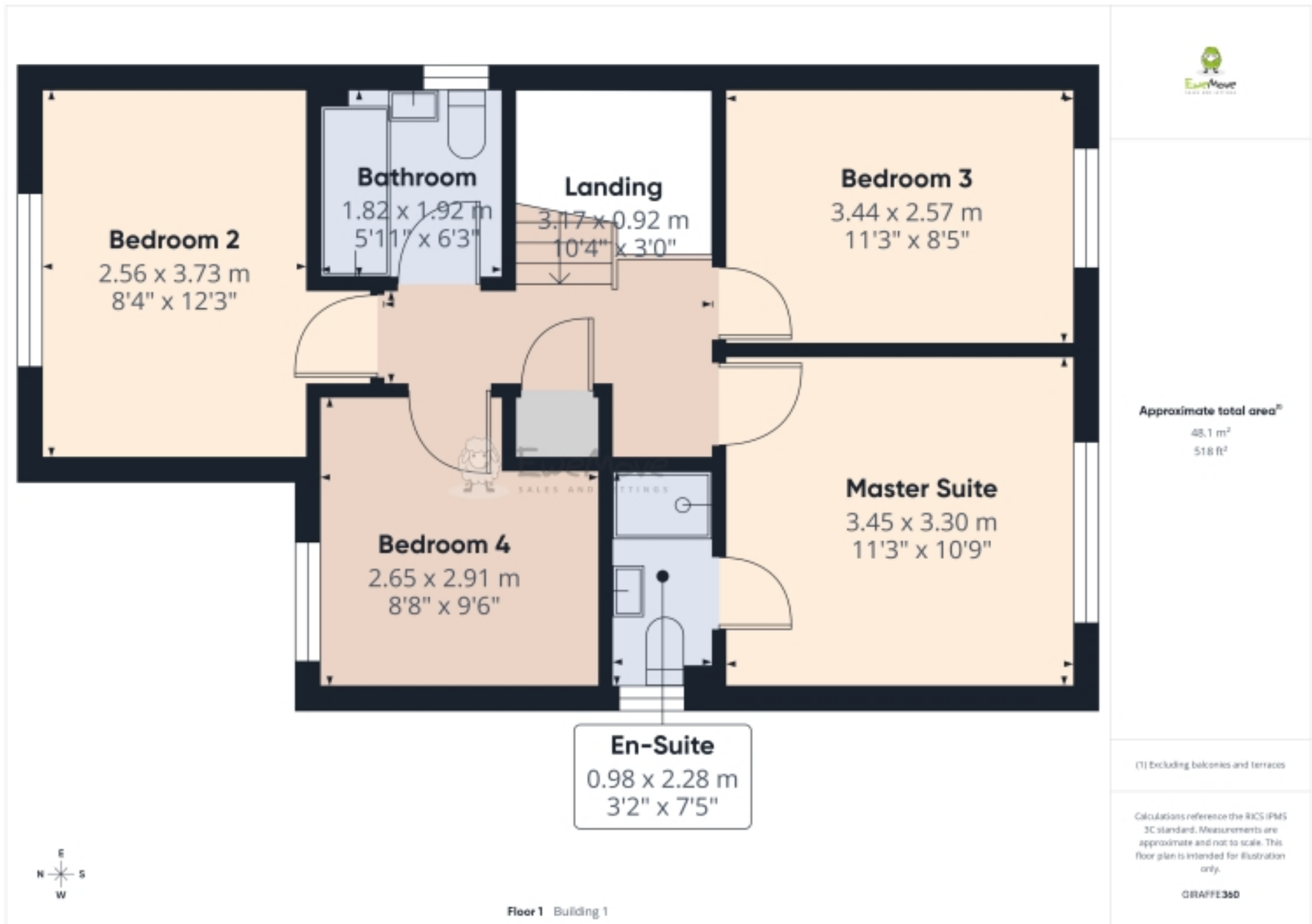
For lovers of the natural world, Exmoor National Park lies just moments away, inviting you to explore its breathtaking landscapes. Additionally, North Devon's glorious coastline is readily accessible, opening up endless possibilities for outdoor adventure.

Experience the complete package of modern family living with this exceptional property. To appreciate all it has to offer, arrange your viewing today.

Floorplans



Floorplans



EPC

Score	Energy rating	Current	Potential
92+	A		98 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Marketed by EweMove South Molton

01769 611 444 (24/7)
southmolton@ewemove.com

