8 Fore Street, Tiverton, Devon, EX16 6LH

seddons









Barrington Cottage, Stokes Lane, Tiverton, EX16 6PS

Asking Price £124,950

- No Onward Chain
- Large kitchen / dining room
- 2 decent bedrooms
- Tucked away
- Close to town centre
- Sitting room
- Bathroom
- Great first time buy or investment

Sales, Lettings, Mortgages:
Bampton 01398 332006 | Cullompton 01884 32100 | Tiverton 01884 253500

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Barrington Cottage, Stokes Lane, Tiverton, EX16 6PS

A deceptively spacious two bedroom cottage quietly tucked away yet close to the town centre.

2 | 1 | 1 | D | Council Tax Band: B







This two-bedroom cottage is located just off the town centre at the entrance of a no-through lane that serves only a handful of properties.

The ground floor offers a spacious fitted kitchen with room for a dining table or central island unit. A door from the kitchen leads into the sitting room.

Stairs rise from the kitchen to the first floor. The landing provides access to a double bedroom, a single bedroom, and a family bathroom fitted with an electric shower over the bath. Exposed beams are present throughout the first-floor rooms.

The property has gas central heating and double glazing. It has been well maintained over time and offers scope for creating a lovely home with all the convenience of the town centre on your doorstep.

Tiverton is a busy market town in the Exe Valley, approximately fifteen miles north of Exeter. The A361 North Devon Link Road provides access to Junction 27 of the M5 and Tiverton Parkway railway station, with services to London Paddington in just over two hours.

Services:
Mains electricity, gas, water and drainage

Tenure:
Freehold

Council Tax:
Band B

Local Authority:
Mid Devon District Council 01884 255255

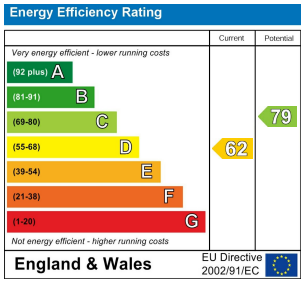
Directions

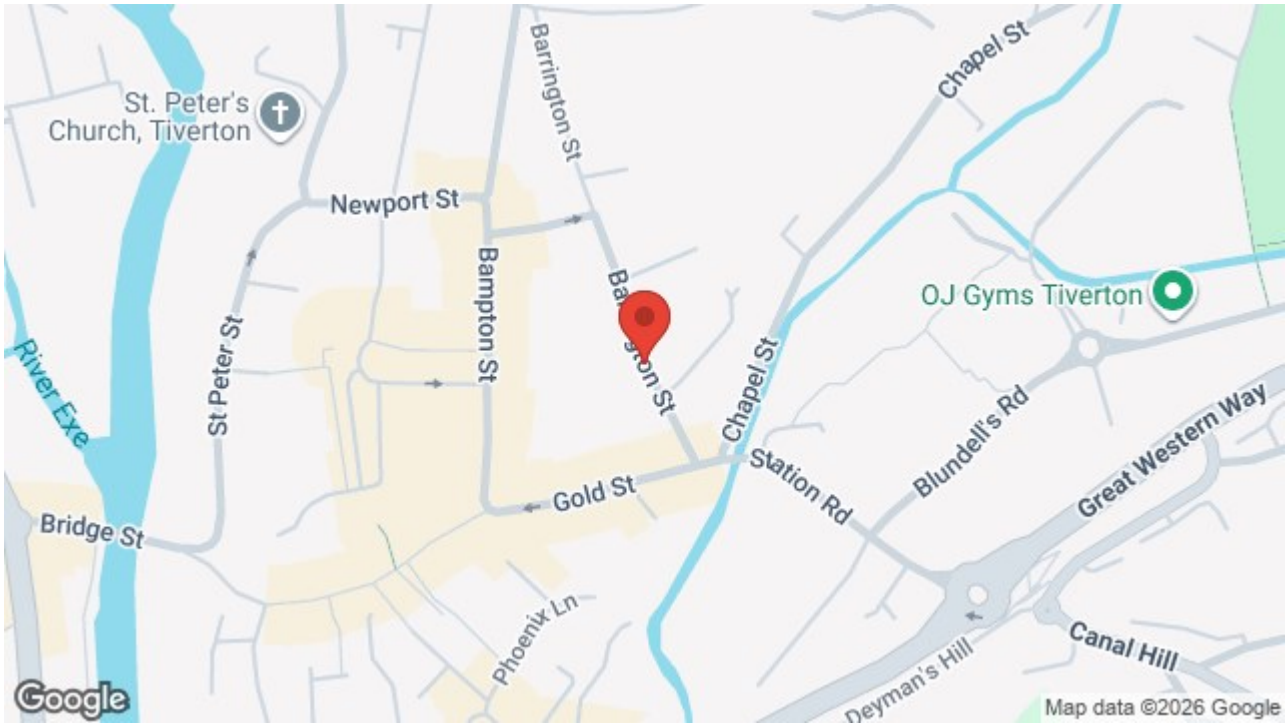
On foot, from our office proceed along Fore Street and on into Gold Street. Turn left up into Barrington Street, crossing the road, and you will see Stokes Lane. The property is the second one in, on the left hand side.

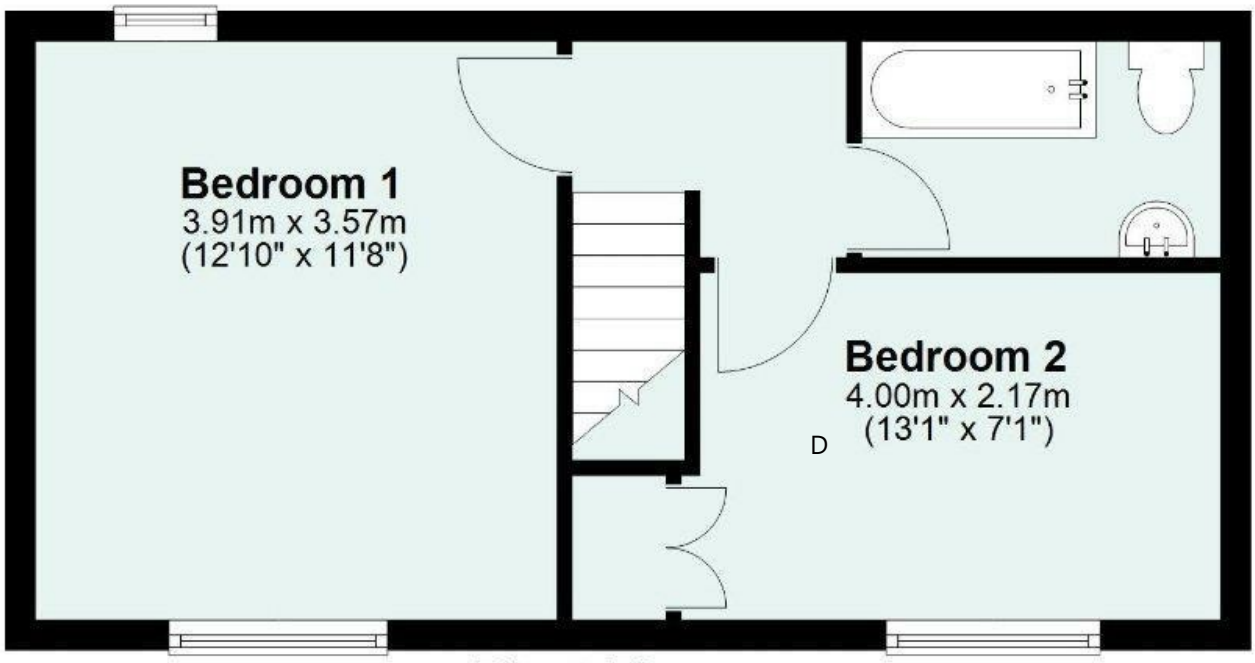
Viewings

Viewings by arrangement only. Call 01884 253500 to make an appointment.

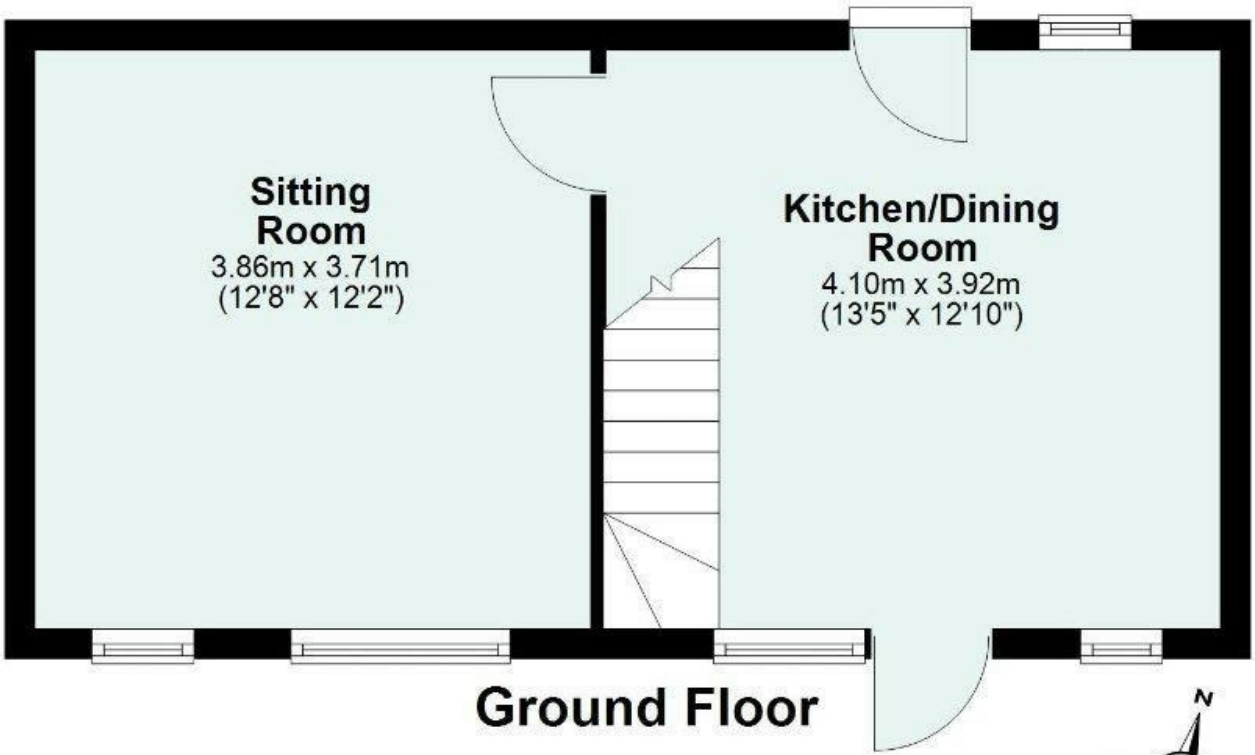
EPC Rating







First Floor



Ground Floor

Total area: approx. 61.0 sq. metres (657.1 sq. feet)

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Partners and Directors of both companies: Rob Hann, Dan Barclay, Emerald Seddon-Davey

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Whilst every attempt is made to enure our sales particulars are fair and accurate, they are only a general guide to the property and must not be relied on. Please qualify any specific points of interest with Seddons.