

Guide Price £650,000



Goodiford Briar Kentisbeare, Cullompton, EX15 2AS

- No onward chain and ready to occupy
- 4 bedrooms, 2 en suites, family bathroom
- Large kitchen/breakfast room
- Oil fired heating, wood burners, uPVC double glazing
- Parking for three cars, small garage/workshop
- Extensive and versatile accommodation
- Self-contained annexe potential
- 3 generous reception rooms
- Large, south facing, sunny garden Garden summerhouse, studio or office, with bar!

Sales, Lettings, Mortgages:

Bampton 01398 332006 | Cullompton 01884 32100 | Tiverton 01884 253500



Watch the Seddons Video Tour

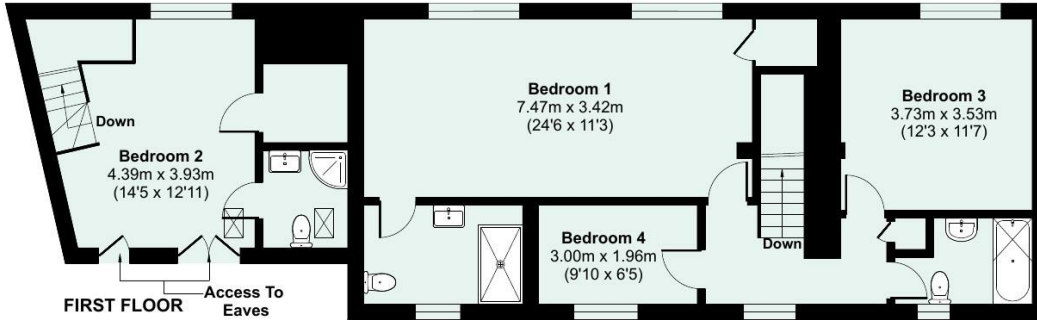
A beautifully presented family home with annexe potential, lying in a small rural hamlet with village amenities nearby and quick access to the motorway and Tiverton Parkway Station, perfect for commuting.

Approximate Area = 2354 sq ft / 218.6 sq m

Garage = 156 sq ft / 14.4 sq m

Total = 2510 sq ft / 233 sq m

For identification only - Not to scale



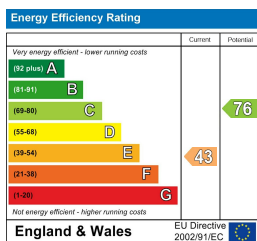
Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © ncthecom 2026. Produced for Seddon Estate Agents LLP. REF: 1437362



Council Tax Band

D

EPC Rating



Viewings

Viewings by arrangement only. Please call 01884 32100 to make an appointment.