



I HOLLY CLOSE
O.I.R.O £400,000

Beautifully Presented Three Bedroom Detached Bungalow
HALWILL JUNCTION

MILLER TOWN & COUNTRY
exp UK



- » Modern Detached Bungalow
- » High Quality Finishes Throughout
- » Parking for Three to Four Cars Plus Garage
- » Family Bathroom Plus En Suite
- » Dual Aspect Kitchen-Diner with Modern Units
- » Spacious Sitting Room with Extensive Glazing
- » Popular Village Location

The Property

This wonderful property was constructed just 4 years ago and the contemporary timber-clad front and side elevations let you know that this is not your average bungalow. One enters a spacious hallway off which is a large dual aspect kitchen / dining room. The well-equipped kitchen is fitted with sleek, modern units and the peninsula provides plenty of prep space for the budding cook! The separate living room with wood burner has double sliding doors opening on to the garden which flood the room with light and extend living spaces outside in the warmer months. There are three double bedrooms with the principle enjoying its own en-suite facilities, and a further family bathroom serving the other two rooms. The oak doors, quality fixtures and high level finishes really add to the premium feel of this special property.



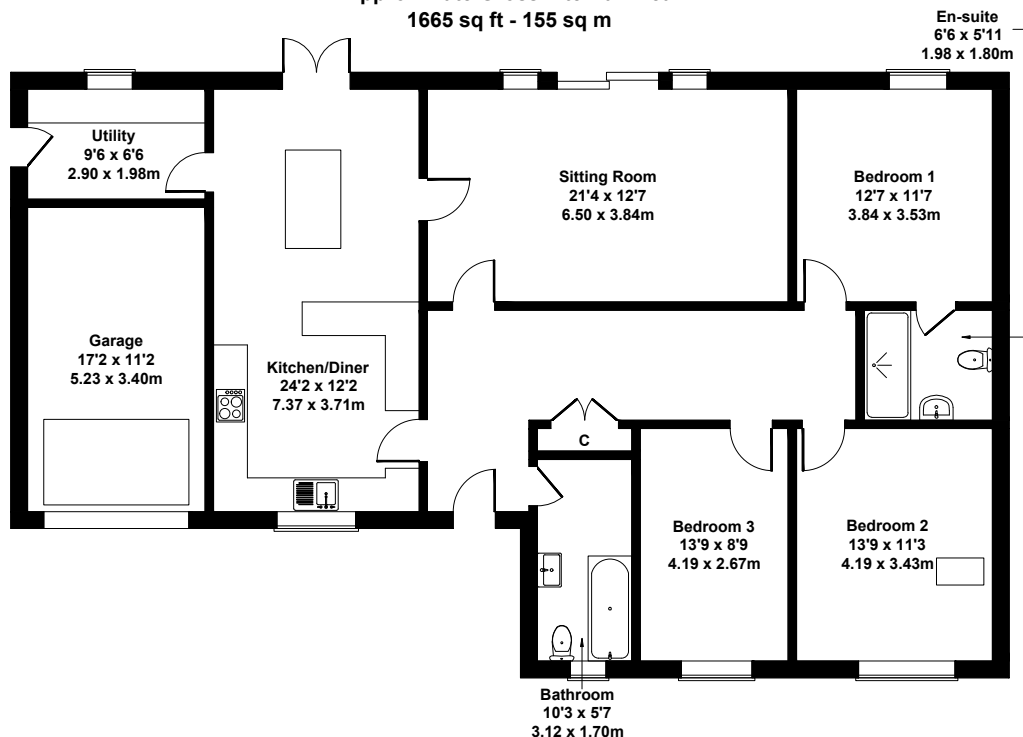
Outside

To the front is a parking area for three to four cars and access to an attached single garage plus a small area of formal garden. A gate leads around to a fully enclosed west facing rear garden with large patio area ideal for dining or sitting out in the afternoon and evening sun, plus a generous level lawn for ease of maintenance.



1 Holly Close

Approximate Gross Internal Area
1665 sq ft - 155 sq m



Not to Scale. Produced by The Plan Portal 2025
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Location

The popular village of Halwill Junction is located between the towns of Holsworthy and Okehampton and is well served with a wide range of local amenities including a Post Office and general store, hairdresser, take away, public house, primary school and church. There is an active village hall and a genuine sense of community within the village. The towns of Holsworthy and Okehampton offer secondary schooling, supermarkets and a wider range of retail outlets. A regular bus service runs through the village, and a rail connection to Exeter is possible from Okehampton. The sandy beaches, surfing and beautiful coastal walks of the north coast are an easy 25 to 30 minute drive away.

KEY INFORMATION

- 3 Bedrooms
- 2 Bathrooms
- 1 Reception Room
- Garage and 3 parking spaces
- Not Listed
- Heating: Air source heat pump
- Utilities: Mains electric, water and drainage
- Restrictions: None known
- Easements, Wayleaves: Yes
- Public Rights of Way: None
- Flooding: None known
- Notable Construction Materials: None known
- Building Safety Concerns: None known
- Mining Area: No
- Planning Permission / Proposed Developments: None known
- EPC Rating: B (87)
- Council Tax Band: D
- Tenure: Freehold
- Broadband: FTTP *Per Ofcom
- Mobile Signal: Limited to good *Per Ofcom
- Suitable for wheelchair users

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