



Bond
Oxborough
Phillips

Changing Lifestyles

1 Adams Court
Bideford
Devon
EX39 3FT

Asking Price: £285,000 Freehold



Changing Lifestyles

01237 479 999
bideford@boproperty.com

1 Adams Court, Bideford, Devon, EX39 3FT

A SPACIOUS DETACHED HOME OFFERING EXCELLENT VALUE



- 4 Bedrooms (1 En-suite)

- Bright & airy Living / Dining Room that spans the full width of the property with French doors opening onto the garden

- Modern fitted Kitchen

- Ground Floor Cloakroom & First Floor Bathroom

- Pleasant, fully enclosed, southerly-facing rear garden

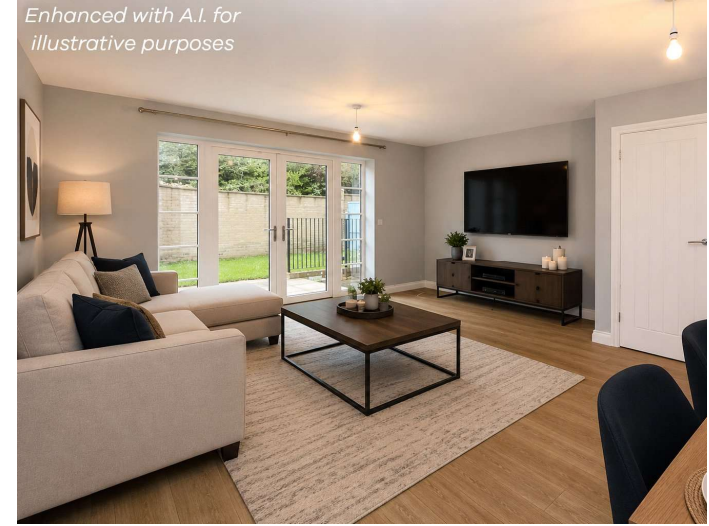
- Private driveway parking & Single Garage

- Located within convenient reach of Bideford College, the Affinity Shopping Outlet & a range of other useful amenities

- A fantastic opportunity for families or anyone looking for substantial accommodation at an attractive price point within Bideford



Enhanced with A.I. for illustrative purposes



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Located on a modern cul-de-sac on Bideford's western side, 1 Adams Court is a spacious 4 Bedroom detached home offering generous accommodation, practical family living and excellent value for its size and attributes. This well-proportioned property benefits from driveway parking, a garage, an enclosed rear garden and easy access to many of Bideford's key amenities.

The ground floor features a welcoming Entrance Hall with a Cloakroom, leading into a bright and airy Living / Dining Room that spans the full width of the property. French doors open directly onto the garden, allowing natural light to flow through and creating an ideal space for relaxing or entertaining. The modern fitted Kitchen offers a good range of units and work surfaces, along with space for dining.

Upstairs, the property provides 4 Bedrooms - 2 generous doubles and 2 large singles that would serve well as a home office or a nursery. The Principal Bedroom includes its own En-suite Shower Room while the remaining rooms are served by a well-presented Family Bathroom.

Outside, the rear garden enjoys a pleasant southerly aspect and is fully enclosed, making it a safe and usable space for children, pets and outdoor dining. To the front, a private driveway provides off-road parking in addition to the Single Garage.

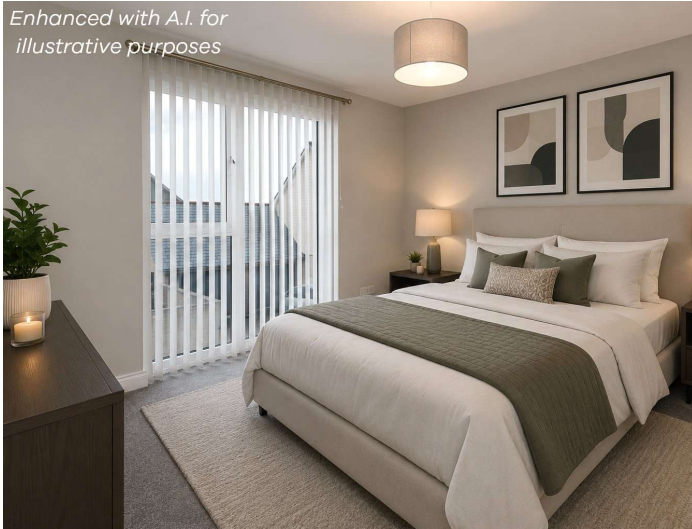
The property backs onto Clovelly Road, placing it in convenient reach of Bideford College, the Affinity Shopping Outlet and a range of other useful commercial and service amenities. This location is ideal for those who value quick access to daily essentials, major routes and local employment centres.

With its generous layout, modern design and superb convenience for schools, shops, services and the A39, 1 Adams Court represents a fantastic opportunity for families or anyone looking for substantial accommodation at an attractive price point within Bideford.

Council Tax Band

D - Torridge District Council

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Have a property to sell or let?

If you are considering selling or letting your home, please contact us today on 01237 479 999 to speak with one of our expert team who will be able to provide you with a free valuation of your home.

Score	Energy rating	Current	Potential
92+	A	83 B	94 A
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Directions

From Bideford Quay proceed up the main High Street turning left at the top. Continue through Old Town. Upon reaching the pedestrian crossing, continue straight onto Clovelly Road. Watch out for the speed camera. Follow the road past Caddsdwn Industrial Estate and before reaching the traffic lights, with Asda to your left, take a right into Adams Court. The property is the corner plot on your left hand side.

We have the facility to refer purchasers and vendors to conveyancing, mortgage advisors and Surveyors. It is your decision if you choose to deal with any of these companies however should you choose to use them we would receive a referral fee from them for recommending you. We will receive a referral fee between £50 - £300 depending on the company & individual circumstances. We have carefully selected these associates for the quality of their work and customer service levels.

Consumer Protection Regulations: We have not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. References to the Tenure of a Property are based on information supplied by the seller. We have not had sight of the Title Documents. A buyer is advised to obtain verification from their solicitor or surveyor. Floorplans shown are for guidance only and should not be relied upon. Items shown in photographs are NOT included unless specifically mentioned within these details. They may however be able by separate negotiation. You are advised to check the availability of this property before travelling any distance to view. Particulars are produced in good faith to the best of our knowledge and are set out as a general guide only.