Bond Oxborough Phillips

Changing Lifestyles

3 Valley View
Bideford
Devon
EX39 3RF

Asking Price: £325,000

Freehold







01237 479 999
bideford@boppproperty.com

3 Valley View, Bideford, Devon, EX39 3RF

AN ATTRACTIVE DETACHED HOME OFFERING SPACIOUS & FLEXIBLE ACCOMMODATION

- 4 Bedrooms
- Bright & spacious Living Room
- Kitchen / Dining Room with doors opening onto the rear garden
- Ground Floor Shower Room & modern First Floor Family Bathroom
- Off-road parking & Single Garage
- Level & enclosed rear garden - ideal for outdoor dining, entertaining or family use
- No onward chain











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Situated within a well-established residential area of Bideford, this attractive detached home offers spacious and flexible accommodation, ideal for modern family living. Presented as a well-balanced 4 Bedroom property, the home combines generous room sizes, practical ground floor facilities and an enclosed rear garden, all while being offered for sale with no onward chain.

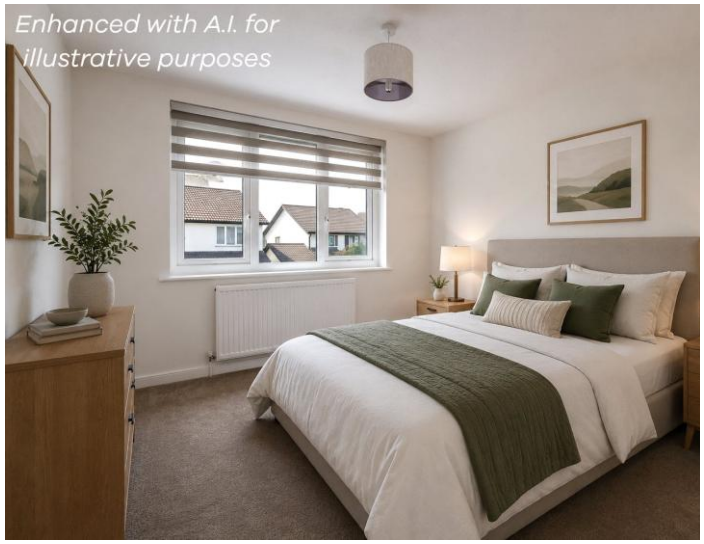
The ground floor provides well-proportioned living space throughout. A welcoming Entrance Hall leads into a bright and spacious Living Room, enhanced by a large front-facing window that allows plenty of natural light to fill the room. To the rear, the Kitchen / Dining Room forms the heart of the home, offering ample space for everyday family life and entertaining. The Kitchen is fitted with a modern range of units and benefits from direct access to the rear garden via patio doors, creating a seamless connection between indoor and outdoor living. A ground floor Shower Room adds further convenience and practicality.

On the first floor, the Principal Bedroom is a generous double room with excellent proportions and plenty of flexibility for furniture placement. There are 3 further Bedrooms, including another comfortable double and 2 single rooms, making the layout well suited to families, guests, home working or hobby space. These rooms are served by a modern Family Bathroom.

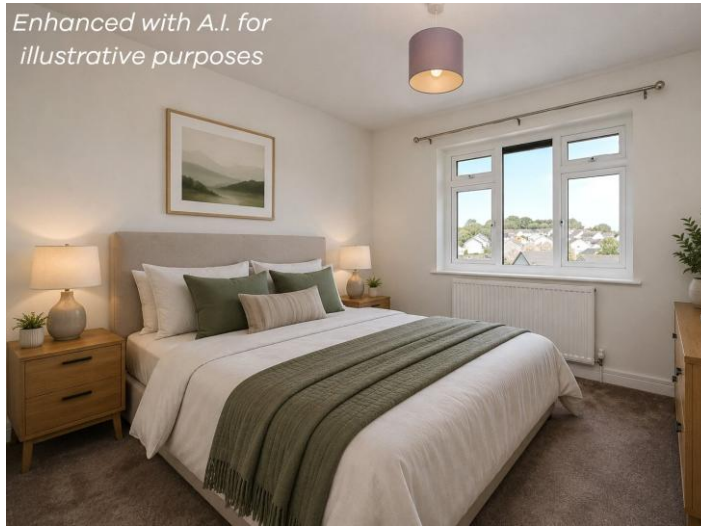
Externally, the property benefits from off-road parking and access to a Single Garage. The rear garden is a particular highlight, being level and enclosed, with a combination of patio and lawned areas that are ideal for outdoor dining, entertaining or family use, while remaining easy to maintain.

With its flexible accommodation, modern presentation, enclosed garden, garage and sought-after residential setting, this detached home represents an appealing opportunity for a wide range of purchasers looking for a practical family home within easy reach of Bideford's amenities.

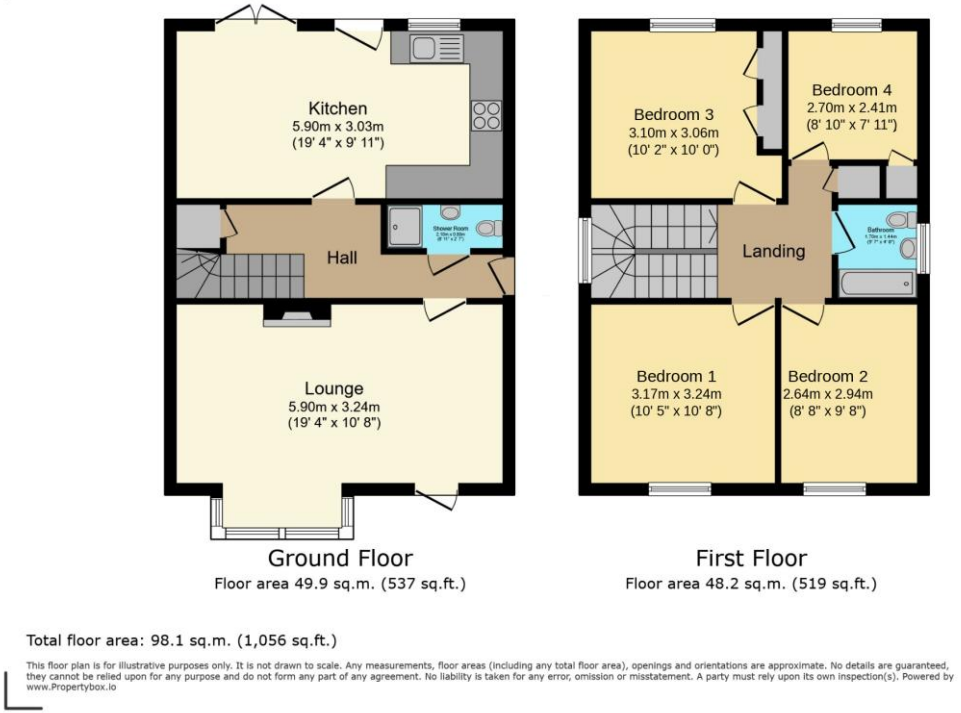
Council Tax Band
C - Torridge District Council







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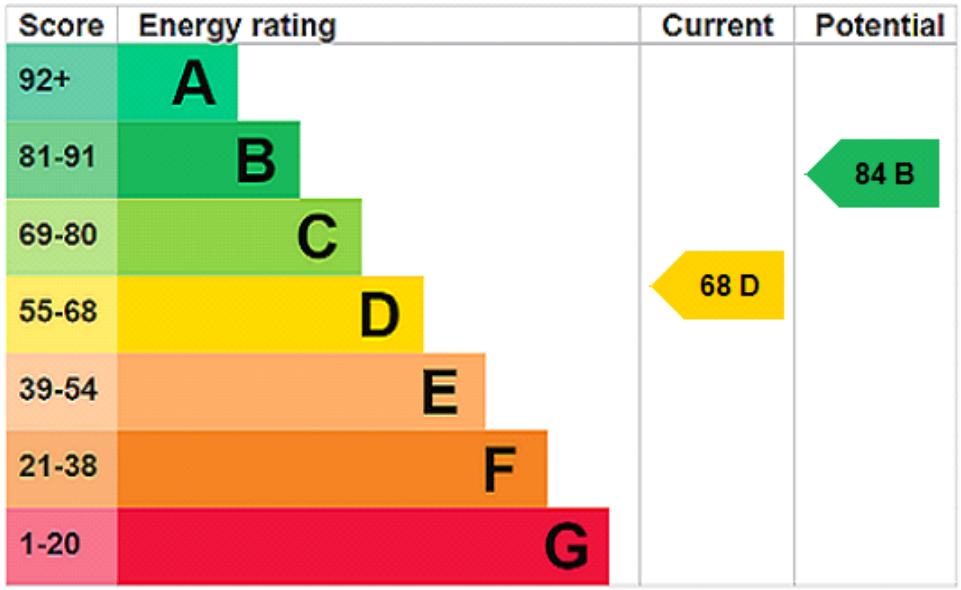


Total floor area: 98.1 sq.m. (1,056 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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.



Directions

From Bideford Quay, proceed up the main High Street turning left at the top and take the first right hand turning onto Abbotsham Road. Continue for approximately half a mile turning right onto Lane Field Road. Take the first left hand turning onto Water Park Road and the second left hand turning into Valley View. Number 3 will be situated towards the top end of the cul-de-sac on your left hand side clearly displaying a numberplate.

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.