Bond Oxborough Phillips

Changing Lifestyles

17 Fairlea Crescent
Northam
Bideford
Devon
EX39 1BD

Asking Price : £425,000 Freehold







01237 479 999
bideford@boppproperty.com

17 Fairlea Crescent, Northam, Bideford, Devon, EX39 1BD

A DETACHED BUNGALOW IN A POPULAR CRESCENT OFF BAY VIEW ROAD

- 3 Bedrooms
- Particularly attractive dual aspect Lounge enjoying plenty of natural light & pleasant views over the surrounding gardens
- Fitted Kitchen with access to outside
- Shower Room & separate Cloakroom
- Attached Garage & useful external stores
- Garage & large driveway providing extensive parking
- Colourful & peaceful established sunny gardens with greenhouse
- Easy access to Northam village & Westward Ho!











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Overview

Occupying a generous plot within a highly regarded crescent just off the ever-popular Bay View Road, this detached bungalow enjoys a wonderful balance of privacy, practicality and convenience, all within easy reach of both Northam village and the renowned coastal resort of Westward Ho!

Northam remains one of North Devon's most sought-after villages, offering an excellent range of everyday amenities including a supermarket, health centre, pharmacy, primary school, public houses, cafés and local shops. For those who enjoy an active outdoor lifestyle, the nearby Northam Burrows Country Park provides miles of open space for walking, cycling and dog walking, whilst Westward Ho! offers a golden sandy beach, surf schools, restaurants, cafés, public houses and the championship Royal North Devon Golf Club.

The property itself is approached via a substantial driveway providing ample parking for numerous vehicles and giving access to the Attached Garage. The frontage creates an immediate sense of space, whilst mature planting softens the setting and enhances the property's kerb appeal.

Inside, the accommodation is arranged over a single level and is both comfortable and easy to maintain. The dual aspect Lounge is a particularly attractive room, enjoying plenty of natural light and pleasant views over the surrounding gardens. The fitted Kitchen provides ample storage and workspace together with direct access outside.

There are 3 Bedrooms, offering flexibility for family members, guests or those working from home, together with a Shower Room and separate Cloakroom.

One of the property's most appealing features is undoubtedly the garden. The rear garden has been lovingly maintained over many years and incorporates extensive formal lawns bordered by a wonderful variety of mature shrubs, specimen trees and established planting. The result is a colourful and peaceful outdoor environment that can be enjoyed throughout the seasons. A greenhouse, patio areas and useful external stores further enhance the property's practicality.

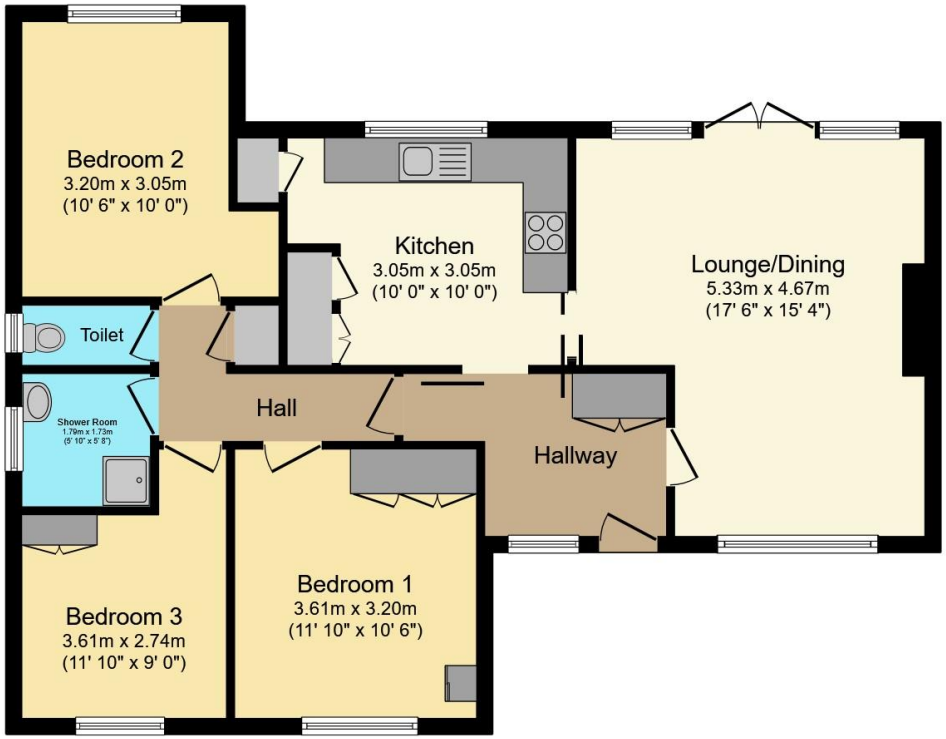
Combining well-proportioned accommodation, extensive parking, garage facilities and beautifully established gardens, this is a rare opportunity to acquire a detached bungalow in one of the area's most desirable residential locations.

Council Tax Band

D - Torridge District Council

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Floor Plan

Total floor area: 83.6 sq.m. (899 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

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Area Information

Northam is a small village, lying north of Bideford and south of Westward Ho! There are many country walks around the village and the outlying areas, including the popular Northam Burrows, Appledore Quay and the nearby Westward Ho! Beach.

Local amenities include a supermarket with post office, newsagents and take-aways. There's also a primary school, a health & dental centre and a number of churches in the area. Northam also has an excellent public swimming pool and gym too. You'll never be short of places to eat and drink with Appledore, Westward Ho! and Abbotsham on your doorstep with their cornucopia of restaurants and pubs. Being a coastal village, seafood is high on the menu, fresh from the morning's catch, so be sure to patronise your local fishmonger, if that's your thing. Golf enthusiasts will also have cause to celebrate because there's a great championship course on the outskirts of Westward Ho! Westward Ho! is also very popular with surfers and body boarders, with many places to get lessons and hire kit for the beginner.

It's within short driving distance of the Atlantic Highway (A39) that is the main feeder route across the region leading to Wadebridge in Cornwall to the south-west and to the M5 by Tiverton in the east. A bus service provides access to North Devon's 'capital', Barnstaple. Bus users can also reach Westward Ho!, Bideford, Braunton, Appledore, Croyde and Ilfracombe.

Northam's local area is teeming with activity whether community groups are your thing or you prefer the outdoor life, there's something to occupy just about everybody all year around.

Directions

From Bideford Quay proceed towards Westward Ho! taking the left hand turning onto Bay View Road. Take the left hand turning into Fairlea Crescent to where the property will be found on your left hand side clearly displaying a numberplate and For Sale notice.

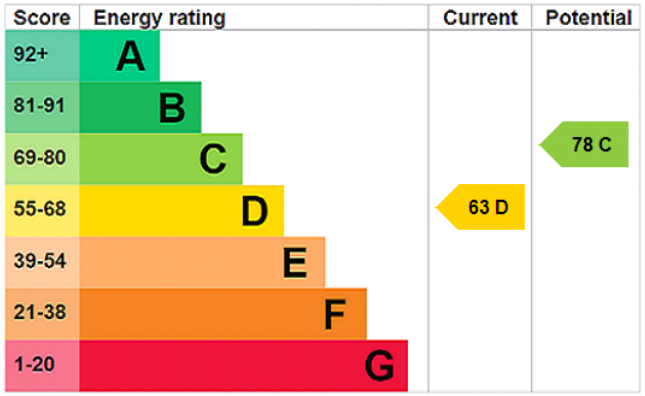
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We are here to help you find and buy your new home...

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