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Changing Lifestyles

90 Calf Street
Torrington
Devon
EX38 7BH

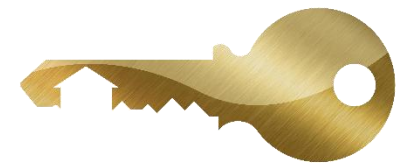
Asking Price: £135,000 Freehold



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01805 624 426
torrington@bopproperty.com

90 Calf Street, Torrington, Devon, EX38 7BH



Welcome to 90 Calf Street, a delightful one bedroom terraced cottage situated in the heart of Great Torrington. Bursting with charm and character, this lovely home offers a wonderful opportunity for first-time buyers, those looking to downsize, or anyone seeking a peaceful retreat in one of North Devon's most desirable market towns.

Stepping inside, you are welcomed into a cosy and inviting lounge/dining room, where a charming log-burning stove creates a warm and homely atmosphere, making it the perfect space to relax and unwind throughout the seasons. The room offers ample space for both comfortable seating and dining, combining character with practicality.

Leading through to the rear of the property is a compact yet functional kitchen, thoughtfully arranged to make the most of the available space. A window overlooks the rear garden, allowing natural light to flood the room while providing a pleasant outlook. Beyond the kitchen is a useful boot room, ideal for coats and muddy boots after enjoying the many nearby countryside walks, together with a handy storage cupboard offering additional space for household essentials.

Outside, the rear garden is a true hidden gem. Lovingly established, it features a well-maintained lawn, a charming pond, and mature shrubs that provide colour, privacy, and interest throughout the year. This delightful outdoor space offers a peaceful setting to enjoy a morning coffee, entertain friends, or simply relax in the tranquillity of the surroundings.



The first floor continues to impress with a generously proportioned double bedroom positioned at the front of the property, enjoying plenty of natural light through its front-facing window. Completing the accommodation is a well-appointed family bathroom, providing everything needed for comfortable everyday living.

Great Torrington is a beautiful and historic market town perched on the top of a hill and surrounded by an impressive 365 acres of common land, offering miles of scenic walks right on your doorstep. The town provides a wide range of everyday amenities, including independent shops, cafés, pubs, restaurants, supermarkets, a health centre, schools, and leisure facilities, all contributing to its thriving community atmosphere.

The town also enjoys direct access to the renowned Tarka Trail, a popular footpath and cycleway created along the route of a former railway line. With its gentle gradients, the trail follows the picturesque River Torridge and stretches north towards Ilfracombe or south inland towards Meeth, making it ideal for walkers, cyclists, and nature lovers alike.

Combining character, comfort, and an enviable central location, 90 Calf Street presents a wonderful opportunity to acquire a charming cottage in the heart of Great Torrington. Whether you are looking for your first home, a holiday retreat, or an investment property, this delightful cottage is sure to capture your imagination.

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Floorplan



Directions

From Torrington Square take the Well Street exit and at the road junction turn left. At the mini roundabout with the Fire Station in front of you, turn right into Calf Street where the property will be found after a short distance on your left hand side with numberplate and clearly displayed.

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.

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