



Bond
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Phillips

Changing Lifestyles

3 Torridge Mount
Bideford
Devon
EX39 4EH

Asking Price: £230,000 Freehold



Changing Lifestyles

01237 479 999
bideford@bopproperty.com

3 Torridge Mount, Bideford, Devon, EX39 4EH



A SPACIOUS & STYLISH TERRACED HOME WITH NO ONWARD CHAIN

- 3 Bedrooms

- Impressive, open-plan Living / Dining room with town & river outlook
 - Well-equipped Kitchen & separate Utility
 - Stylish Bathroom with freestanding roll-top bath & walk-in double shower
- Versatile Sunroom opening onto the enclosed, low-maintenance rear garden
- Convenient for Bideford Town Centre & Tarka Trail



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Situated within a short walk of Bideford town centre, the historic Tarka Trail and impressive Chudleigh Fort, this particularly spacious 3 Bedroom brick-fronted terraced house offers an appealing combination of style, character and generous accommodation.

A small front garden leads to the entrance door and into the impressive, open-plan Living / Dining Room. This substantial and versatile space can be configured in a variety of ways, providing something of a blank canvas for its new owners. Numerous recessed spotlights complement the natural light from the large picture window to the front, which enjoys an attractive outlook across the town towards the river.

The living area flows into the well-equipped Kitchen which features a 5-ring gas hob with extractor over and oven beneath, a built-in microwave, wine cooler and dishwasher together with space for a large fridge / freezer. There is also an excellent range of cupboard, drawer and work surface space.

A sliding door leads through to a useful Utility with space and plumbing for a washing machine and tumble dryer. Opposite are 2 striking gold-coloured sinks with storage beneath and a roof light above, adding another distinctive touch to this stylish home.

The Bathroom is particularly impressive, featuring a large freestanding roll-top bath with gold-coloured taps, a close-coupled WC with dual flush and a generous walk-in double shower enclosure with programmable shower.

Adjoining the Living / Dining Room is a useful Sunroom which could serve equally well as a games room, additional dining area or relaxing garden room. French doors open directly onto the fully enclosed rear garden which has been designed with ease of maintenance in mind and incorporates both a decked seating area and artificial lawn.

Heading upstairs, the Main Bedroom is particularly spacious and benefits from double glazed windows enjoying views across the town towards the river beyond. The Second Bedroom is also an excellent size and overlooks the rear, while the Third Bedroom is a generous single or compact double room.

Unique in both style and size, this is a home with a genuinely appealing feel and an abundance of versatile living space. Its convenient location, impressive accommodation and distinctive contemporary touches make it an excellent option for families and couples alike.

The property is available for sale with no onward chain and an early viewing is highly recommended.

Council Tax Band

A - Torridge District Council

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Total floor area: 102.3 sq.m. (1,101 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



Directions

From Bideford Quay proceed in the direction of Torrington turning left at the Old Bideford Bridge. Continue over the bridge and at the mini roundabout, continue straight ahead onto Torrington Lane. Proceed up the hill taking the right hand turning into Torridge Mount to where the property will be situated on your left hand side.

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		
81-91	B		86 B
69-80	C		
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

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