Bond Oxborough Phillips

Changing Lifestyles

Colldale
Hatchmoor Road
Torrington
Devon
EX38 7BU

Offers in excess of: £300,000

Freehold







01805 624 426
torrington@boppproperty.com

Colldale, Hatchmoor Road, Torrington, Devon, EX38 7BU









A versatile home offering spacious open-plan living, excellent entertaining space and far-reaching glimpses of the surrounding Devon countryside.
Colldale is an impressive and well-appointed property, ideally positioned within the market town of Great Torrington. Offering spacious and versatile accommodation arranged over two floors, the property combines generous living space with practical family accommodation, making it an appealing home for a variety of buyers.

Approaching the property, the substantial block-paved frontage immediately catches the eye, providing ample off-road parking for up to three vehicles.

Upon entering, you are welcomed into the heart of the home, where the impressive open plan living space creates an immediate sense of light and space. Thoughtfully arranged to accommodate modern family living, the generous reception area benefits from an abundance of natural light and attractive individual vertical window panels, adding character and interest to the space.

The dining area provides an ideal setting for entertaining, with doors opening directly onto the rear garden, creating a natural connection between the indoor and outdoor living areas.

The kitchen is well proportioned and fitted with a breakfast bar, Neff appliances and granite work surfaces, offering both practicality and style. Adjoining the kitchen is a useful utility room, providing additional storage and plumbing facilities, as well as housing the property's combi boiler.
The ground floor further benefits from a versatile bedroom/study, complemented by a separate shower room conveniently positioned across the hallway. This arrangement offers excellent flexibility, whether required as a ground-floor bedroom, home office or accommodation for visiting family members.

The first floor, with a large Velux window allowing natural light to flow onto the staircase and landing. The master bedroom is a particularly attractive double room, enjoying plenty of natural light and the added benefit of its own en-suite shower room.

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There are two further well-proportioned double bedrooms, with bedroom two positioned to the front and bedroom three to the rear, where rooftop and glimpses of the surrounding countryside can be enjoyed.

Externally, the southerly aspect rear garden is a particularly appealing feature of the property. A paved patio provides an ideal space for outdoor dining and entertaining, leading onto a generous lawn. Steps descend to a separate workshop/studio, which benefits from power and lighting. This is a valuable additional space, offering excellent potential for use as a hobby room, home workspace or further storage.

The garden also enjoys pleasant glimpses of the surrounding rolling countryside, with similar views enjoyed from the open-plan living accommodation.

Colldale is a fantastic opportunity to acquire a spacious, move-in-ready home offering versatile accommodation, excellent entertaining space and useful additional facilities, all within a convenient town setting.

Set within the historic market town of Great Torrington, Colldale enjoys a location combining a strong sense of community with easy access to some of North Devon's most attractive countryside.

Great Torrington offers a good range of independent shops, cafés, traditional public houses and everyday amenities, together with the popular Pannier Market, which adds to the town's character and appeal.

For those who enjoy the outdoors, the renowned Torrington Commons provide hundreds of acres of beautiful countryside, offering an extensive network of scenic walks right on the doorstep. The nearby Tarka Trail also provides miles of picturesque walking and cycling routes, following the beautiful North Devon countryside and riverside landscapes.

A superbly versatile home in a sought-after North Devon market town, offering generous accommodation, excellent outdoor space and a wonderful setting for modern living.

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Directions

Leave Torrington Square using the Well Street exit and turn left onto New Road. At the roundabout with the fire station in front of you, turn right then right again at the next roundabout (signposted South Molton). Just before the secondary school the property will be on your right 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.

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

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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 01805 624 426 to speak with one of our expert team who will be able to provide you with a free valuation of your home.

Office photo to follow shortly

Please do not hesitate to contact the team at Bond Oxborough Phillips Sales & Lettings on

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for a free conveyancing quote and mortgage advice.

