Bond Oxborough Phillips

Changing Lifestyles

122 New Street
Torrington
Devon
EX38 8BT

Asking Price: £170,000 Freehold







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01805 624 426
torrington@boppproperty.com

122 New Street, Torrington, Devon, EX38 8BT









Situated on New Street, this lovely end of terrace property offers a fantastic opportunity for first-time buyers looking to take their first step onto the property ladder. A good-sized home, being sold with no onward chain, the property is light, bright and ready to move straight into, with well-proportioned accommodation and everything you need for day to day living.

On entering the property, you are welcomed by two reception rooms, with a comfortable living room positioned to the front, while the dining room sits to the rear, conveniently adjoining the kitchen. The kitchen is a lovely, compact space, thoughtfully laid out to make the most of the room and perfectly suited to everyday life. One of its real highlights is the window, which enjoys lovely far-reaching countryside views.

Outside, the rear garden offers a great space to enjoy, with a decking area, side access and a lawn, together with a useful garden shed positioned at the bottom of the garden.
Upstairs, there are two bedrooms and a family bathroom. The main bedroom is a good-sized double to the front of the property, featuring two large windows which allow plenty of natural light to flood in, along with a large built-in storage cupboard which could easily be utilised as a wardrobe. Bedroom two is a smaller double, enjoying a large window with lovely distant countryside views.
The bathroom is fitted with a four-piece suite bath, separate shower, wash hand basin and WC.
The location is another real plus. Great Torrington town centre is just a few minutes' walk away, offering a wonderful selection of everyday amenities, including a butcher, greengrocer, bakery, supermarket, independent shops, cafés and takeaways. You will also find the popular Plough Arts Centre and the historic Pannier Market close by.

For those who enjoy getting outdoors, Torrington Commons are right on hand. Spanning approximately 365 acres of beautiful countryside, the Commons offer miles of scenic walks and woodland trails, along with direct access to the renowned Tarka Trail a 180mile walking and cycling route following the River Torridge through some of North Devon's most beautiful scenery.

On-road parking is available nearby on a first-come, first-served basis.

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Floorplan



Directions

Directions from Torrington town centre, proceed along South Street and into Whites Lane, at the T-Junction turn left into New Street and continue for a short distance where the property will be situated on your right hand side with a for sale sign and number plate 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.