Bond Oxborough Phillips

The key to moving home

6 Mowhay Gardens
Hatherleigh
EX20 3FE

BRITISH PROPERTY AWARDS 2024 ★★★★★ SILVER WINNER ESTATE AGENT IN SOUTH WEST (CORNWALL & DEVON)

BRITISH PROPERTY AWARDS 2024 ★★★★★ GOLD WINNER ESTATE AGENT IN OKEHAMPTON



Guide Price - £210,000







6 Mowhay Gardens, Hatherleigh, EX20 3FE.

Modern end-terrace living in Hatherleigh, featuring two double bedrooms, open-plan accommodation, a sunny garden and allocated parking...

- Modern End-Terrace Home
- Built In 2021
- Two Double Bedrooms
- Spacious Open-Plan Living
- Contemporary Fitted Kitchen
- Integrated Kitchen Appliances
- Ground Floor Cloakroom
- Modern Family Bathroom
- Enclosed South-Easterly Garden
- Two Allocated Parking Spaces
- Popular Hatherleigh Location
- Council Tax Band - B
- EPC - C







Offering the perfect combination of modern style, energy efficiency and easy-going living, this attractive end-terrace home is one that deserves a closer look. Built in 2021 by respected independent developer Kingswood Homes, Number 8 Mowhay Gardens is beautifully presented throughout, with a sociable open-plan layout, two generous double bedrooms, an enclosed south-easterly facing garden and two designated parking spaces. Ideally positioned within the popular, community-focused town of Hatherleigh, this is an excellent opportunity for first-time buyers, couples or those looking to downsize into a modern home that is ready to enjoy.

The property enjoys an appealing modern exterior, with neutral render and contemporary double-glazed windows, while its end-terrace position provides an attractive setting.

On entering, the hallway opens into a spacious open-plan ground floor, creating a sociable and practical living environment. The kitchen/dining area provides plenty of room for everyday dining and entertaining, complemented by a modern range of fitted units and integrated appliances, including a fridge/freezer, oven and gas hob. The tasteful finish and thoughtful layout make this a particularly inviting space.

Continuing through the ground floor, the living area occupies the rear of the property and offers a comfortable space in which to relax. Dual-aspect windows allow natural light to flow throughout, while patio doors open directly onto the rear garden, creating an excellent connection between indoor and outdoor living. A useful ground-floor cloakroom and centrally positioned staircase complete the accommodation at this level.

Upstairs, there are two generous double bedrooms, each offering comfortable proportions, good natural light and space for freestanding furniture. The family bathroom is finished in a contemporary style, with attractive tiling and modern fittings.

Outside, the enclosed rear garden provides a lovely space to enjoy, featuring a low-maintenance patio and an elevated lawn. Its south-easterly orientation allows for plenty of sunshine, making it ideal for outdoor dining, relaxing or entertaining during the warmer months. Gated side access also provides a convenient route between the garden and the front of the property.

Further benefits include two designated parking spaces, situated just a short walk from the property.

Combining modern construction, excellent energy efficiency, practical accommodation and a convenient Hatherleigh location, this is a home that offers plenty of appeal and is ready for its next owners to enjoy.

Changing Lifestyles

Hatherleigh is a historic market town in central Devon, known for its scenic location at the meeting point of the Rivers Lew and Torridge. With over a thousand years of history, the town features traditional architecture, including the famous Rams Head sculptures in the town square, and has a vibrant arts scene, with works from local artists decorating its streets.

The weekly Tuesday market is a highlight, where locals and visitors gather to shop and socialize. The town also hosts an annual carnival in November, featuring unique customs such as the burning of tar barrels and a jazz band procession. Situated along the Tarka Trail, Hatherleigh offers beautiful walking and cycling opportunities, with nearby Belvedere Castle providing panoramic views of Dartmoor and Exmoor.

With its rich heritage, active arts community, and regular cultural events, Hatherleigh offers a delightful mix of rural charm and modern life, making it an attractive destination for both residents and visitors.









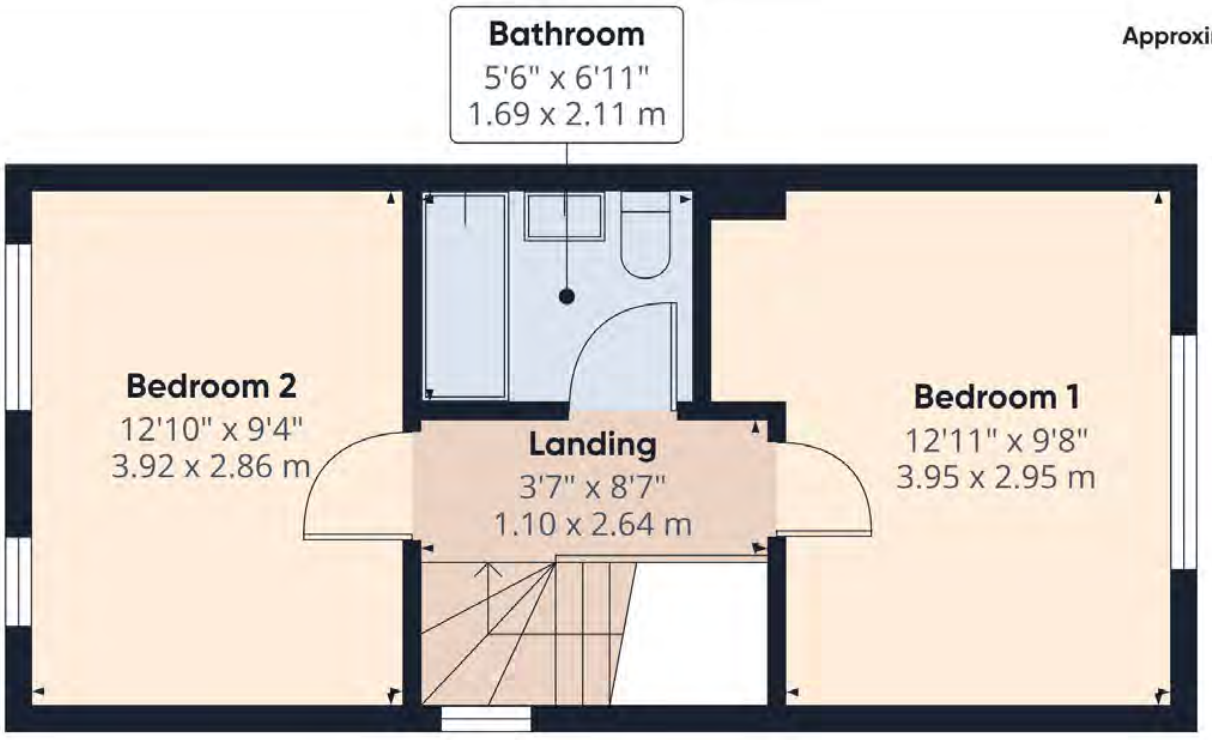


Please do not hesitate to contact the team at Bond Oxborough Phillips Sales & Lettings on **01837 500600** for more information or to arrange an accompanied viewing on this property.

Scan here for our Virtual Tour:



Floor 0



Approximate total area[1]

699 ft²

64.9 m²

Floor 1

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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 recieve a referal 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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