



Bond
Oxborough
Phillips

Changing Lifestyles

52 Soloman Drive
Bideford
Devon
EX39 5XS

Asking Price: £249,950 Freehold



Changing Lifestyles

01237 479 999
bideford@bopproperty.com

52 Soloman Drive, Bideford, Devon, EX39 5XS

AN ATTRACTIVE SEMI-DETACHED HOUSE OCCUPYING A QUIET CUL-DE-SAC

- 3 Bedrooms
- Modern Kitchen / Diner
- Spacious & bright Lounge with French doors to garden
 - Sunny, south-facing garden with patio & lawned areas
- Bathroom with newly fitted power shower over bath
 - Garage & additional parking space
 - No onward chain



Bideford is a peaceful olde worlde market town on the River Torridge. The main district is on the west bank and its narrow streets filled with white painted houses sprawl from the working quay, up the slopes to the outer suburbs. A former historic port town, Bideford is a great place to explore, whether it's a trip to the shops or a restaurant outing there's something for everyone. The Pannier Market is a brilliant example of the town's originality, with its terrace of artists' workshops and independent shops. The town also champions sports at a grassroots level with both the local rugby and football teams having healthy followings. There are no end of ways to join in the community spirit of this wonderful white town on the hill.



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Tucked away in a quiet cul-de-sac within a highly desirable residential development, this beautifully presented 3 Bedroom semi-detached house combines comfort, practicality and far-reaching river views. Ideal for families, professionals or investors, the property is offered with no onward chain and is ready to move straight into.

Across from the property is a private Garage and allocated parking space, providing excellent convenience.

Inside, a spacious and naturally bright Lounge features large double glazed windows, French doors opening to the sunny south-facing rear garden, and a stylish fireplace with electric fire. There's also useful understairs storage. The modern Kitchen / Dining Room is well-equipped with a built-in oven, gas hob and extractor, along with spaces for a washing machine and fridge / freezer. A newly fitted Worcester gas boiler ensures efficient central heating throughout. A Ground Floor Cloakroom completes this level.

Upstairs, the airy Landing provides loft access and an airing cupboard. The Main Bedroom enjoys stunning river views and includes built-in double wardrobes. Bedroom 2 also offers generous space with its own fitted wardrobe, while Bedroom 3 enjoys an elevated outlook over the river. The Bathroom is fitted with a panelled bath, new power shower, wash hand basin and WC.

Outside, the enclosed south-facing garden features a large patio area and neatly kept lawn – perfect for alfresco dining or family enjoyment.

This attractive home is located just a short distance from Bideford Town Centre, local schools and amenities, making it a superb lifestyle choice in a sought-after part of North Devon.

Council Tax Band

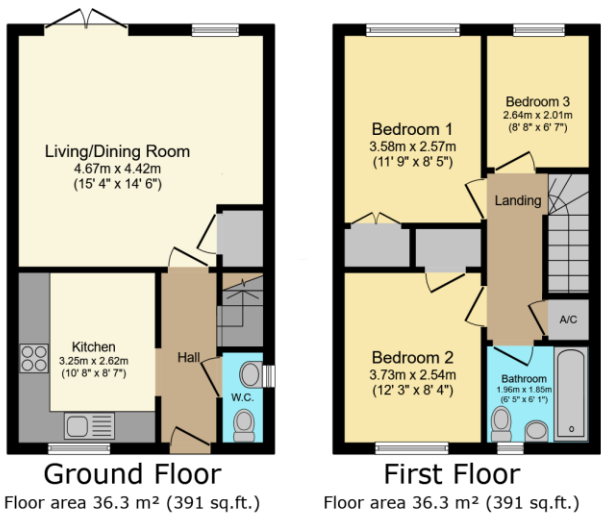
C - Torridge District Council



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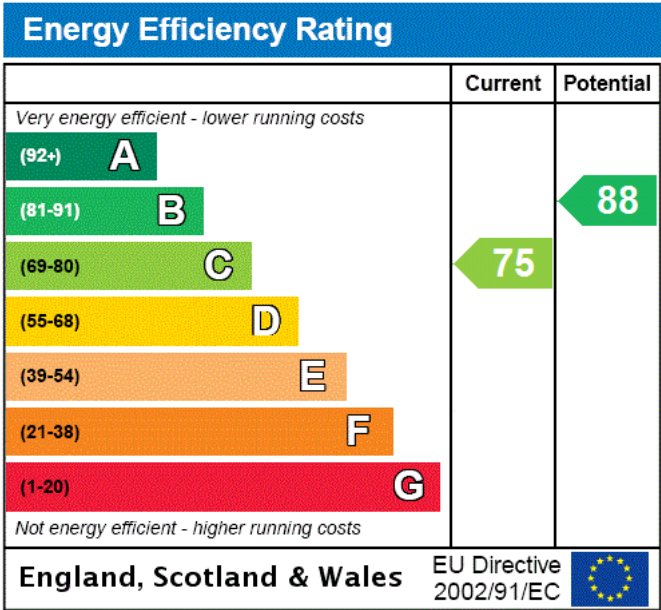
TOTAL: 72.6 m² (782 sq.ft.)

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



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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.



Directions

From Bideford Quay proceed towards Torrington with the River Torridge on your left hand side. At the mini roundabout, continue straight on. At the next mini roundabout, continue straight on again and take the right hand turning signposted Devonshire Park. Take the left hand turning into Soloman Drive and proceed up to the very top of the hill to where number 52 will be situated on your right hand side in a cul-de-sac clearly displaying a numberplate.

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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