



Bond  
Oxborough  
Phillips

*Changing Lifestyles*

Old Ships  
Bucks Cross  
Bideford  
Devon  
EX39 5DR

**Asking Price: £550,000 Freehold**

**SEA VIEWS**



**Changing Lifestyles**

**01237 479 999**  
**[bideford@bopproperty.com](mailto:bideford@bopproperty.com)**



Old Ships, Bucks Cross, Bideford, Devon, EX39 5DR

## A BEAUTIFULLY MODERNISED DETACHED BUNGALOW



- 3 double Bedrooms
- Impressive Living Room with log burner & doors opening onto the front lawn & enjoying views stretching towards Saunton Sands
- High-end, bespoke, open-plan Kitchen / Diner
  - Purpose-built Utility
  - 2 large Shower Rooms
- Fully enclosed rear garden being sheltered & sunny
  - Ample private parking
- Far-reaching views over rolling Devon hills toward the coast
  - The perfect choice for those seeking peace, practicality & coastal living in one attractive package



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## Overview

Tucked away in the peaceful and picturesque hamlet of Bucks Cross, Old Ships is a beautifully modernised 3 Bedroom detached bungalow offering an enviable blend of stylish living, scenic surroundings and excellent convenience. The hamlet itself benefits from a well-stocked corner shop and post office, forming the heart of this close-knit coastal community.

Thoughtfully extended and finished to a high standard throughout, the property enjoys far-reaching sea views across rolling Devon countryside towards the North Devon coastline, while being situated just moments from the Atlantic Highway (A39). This provides straightforward access to nearby towns and villages without the need to navigate narrow country lanes - an ideal balance of rural living with everyday practicality.

The sense of space and light is immediately apparent upon entering the generous Entrance Hall. Leading off is the impressive Living Room, a welcoming dual aspect space centred around a log burner, with brand new patio doors opening directly onto the front lawn. From here, uninterrupted views stretch across the countryside and out to the sea, with Saunton Sands visible on the horizon - creating a superb backdrop for both relaxed mornings and evenings alike.

To the rear, a standout open-plan Kitchen / Diner has been dramatically enhanced by a substantial extension. The high-end bespoke kitchen is fitted with integrated appliances including a double oven and hob, dishwasher and American-style fridge / freezer, complemented by a large central island that anchors the space. A purpose-built Utility Room ensures the kitchen remains uncluttered and highly functional.

There are 3 well-proportioned double Bedrooms, all tastefully presented. The principal bedroom enjoys patio doors overlooking the garden along with a contemporary triple wardrobe. The bedrooms are served by 2 generous Shower Rooms, both featuring walk-in rainfall showers and quality sanitaryware.

Outside, the property continues to impress. The front garden features a level lawn and patio area positioned to make the most of the sea views and sunshine, while the enclosed rear garden offers a sheltered and private retreat. Ample private parking is available to the side and front, and the property also benefits from a recently installed oil fired central heating system.

Surrounded by quintessential Devon countryside, Bucks Cross lies within a 20-minute walk of the beach and South West Coast Path. The popular Merry Harriers Garden Centre and restaurant is nearby, and the property's immediate proximity to the A39 ensures excellent accessibility without compromising its peaceful rural setting.

Old Ships is an exceptional choice for those seeking coastal views, convenience and countryside living in one beautifully presented home.

### Council Tax Band

D - Torridge District Council

### Agents Note

Since the current EPC was issued, the property has benefited from the installation of new double glazing, a new oil fired central heating system and a log burner.



Floor Plan

Floor area 135.5 sq.m. (1,458 sq.ft.)

Total floor area: 135.5 sq.m. (1,458 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](http://www.Propertybox.io)









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## Area Information

Bucks Cross and Bucks Mills are twin villages in the parish of Parkham. Bucks Cross is situated along the Atlantic Highway (A39). It shares local amenities with nearby Horns Cross, Parkham, Hartland, Woolsery and Bideford.

Bucks Cross is south of Bucks Mills which is accessed by a narrow country lane that descends in gorgeous woodland before emerging in a lovely hamlet with access to an attractive beach. The South West Coast Path cuts through the lower end of Bucks Mills. The hamlet has its own church that sells Devonshire cream teas through the summer. For such a tiny place, it's packed with history about its derelict mills and the king of Bucks Mills, so make sure you stop to have a read of the story boards about the place.

Sitting close to the Atlantic Highway (A39), Bucks Cross and Bucks Mills are well served by the main feeder route across the region leading to Wadebridge in Cornwall to the south-west and to the M5 by Tiverton in the east. A bus service provides access to North Devon's 'capital', Barnstaple. Bus users can also reach Westward Ho!, Bideford, Braunton, Appledore, Croyde, Okehampton, Holsworthy, Great Torrington, Hartland and Ilfracombe.

## Directions

From Bideford Quay proceed in the direction of Northam turning left at the Heywood Road roundabout. Continue along the A39 passing through Fairy Cross and Horns Cross. Upon reaching Bucks Cross, with the shop on your right hand side, take the left hand turning signposted Woolfardisworthy (Woolsery). Old Ships will be found a short distance on your right hand side clearly displaying a name plate.

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 and individual circumstances. We have carefully selected these associates for the quality of their work and customer service levels.

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		

