



Bond  
Oxborough  
Phillips

*Changing Lifestyles*

21A East Street  
Okehampton  
Devon  
EX20 1AT

**£850 per calendar month**

Scan here for  
our Virtual Tour:



Changing Lifestyles

What3Words [///bulge.bends.gloves](https://www.what3words.com/#!/bulge.bends.gloves)

01837 500600  
[okehampton@boproperty.com](mailto:okehampton@boproperty.com)

**Floor 0**

Hallway  
5'10" x 4'6"  
1.79 x 1.23 m

**Floor 1**

Bedroom 1  
12'8" x 11'8"  
3.89 x 3.58 m

Kitchen  
13'11" x 7'5"  
4.25 x 2.29 m

Living/Dining Room  
15'2" x 13'3"  
4.72 x 4.06 m

Bathroom  
7'2" x 5'1"  
2.37 x 1.57 m

**Floor 2**

Bedroom 2  
9'0" x 14'10"  
2.74 x 4.53 m

Bedroom 3  
12'8" x 7'10"  
3.88 x 2.41 m

Cloakroom  
5'9" x 7'4"  
1.79 x 2.26 m

**Approximate total area\***  
1057 ft<sup>2</sup>  
98.2 m<sup>2</sup>

**Reduced headroom**  
36.5 ft<sup>2</sup>  
3.39 m<sup>2</sup>

\*Excluding balconies and terraces

[ ] Reduced headroom:  
(below 1.5m/4'9.25")

While every attempt has been made to ensure accuracy, all measurements are approximations, not in-situ. This floor plan is for illustrative purposes only.

**GIRAFFE 360**

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.

- Late rent. We reserve the right to charge interest; this can be added to each day after the rent due date. Charged at an annual percentage rate of +3% above the base rate.

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