



Bond  
Oxborough  
Phillips

*Changing Lifestyles*

89 Mill Street  
Torrington  
Devon  
EX38 8AN

**Offers over £199,000 Freehold**



Changing Lifestyles

01805 624 426  
torrington@boproperty.com

89 Mill Street, Torrington, Devon, EX38 8AN

- 2 Bedrooms
- Town Location
- South facing
- Mature Garden
- Period property
- Original features
- EPC: D
- Council Tax Band: A



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Welcome to 89 Mill street a charming Cottage with Stunning Countryside Views.

Set along the popular street of Mill Street in the heart of Great Torrington, this delightful mid-terrace cottage enjoys an enviable position on the south side of the road, perfectly placed to capture some of the most breathtaking panoramic views across the rolling countryside, with Taddipport below. This home effortlessly combines character, versatility, and charm, making it an ideal retreat for those seeking both comfort and scenery.

Upon entering the property, you are welcomed by an inviting entrance hall, providing access to the staircase leading to the first floor, as well as onward into the kitchen. The kitchen is well-equipped and thoughtfully arranged, offering ample space for day-to-day living. A particularly unique feature is the lift-up floor hatch, revealing steps down to a fully converted cellar. This additional space is both practical and versatile, ideal for use as supplementary accommodation, a hobby room, or even a private workspace.

From the cellar, you are led through to a bright and airy conservatory/sun room. This delightful space is perfect for relaxing throughout the seasons, offering a tranquil spot to unwind while still enjoying the surrounding outlook.

Returning to the ground floor, the lounge is a truly standout feature of the home. This warm and welcoming room boasts a focal log-burning fire set within a striking stone fireplace, complemented by wooden laminate flooring. Dual-aspect windows allow natural light to flood the space, with the rear window framing those exceptional countryside views creating a constantly changing backdrop that enhances the room's appeal.



Upstairs, the first floor hosts two generously sized double bedrooms. Both rooms benefit from south-facing windows, ensuring plenty of natural light while also making the most of the far-reaching views across the landscape and garden. The family bathroom is well-appointed, featuring a three-piece suite including a bath with shower over, WC, and wash basin, along with a window for natural ventilation and light.

Externally, the property continues to impress. Leading out from the kitchen is a lovely paved seating area perfect for al fresco dining while taking in the spectacular surroundings. Steps lead down to a further garden level, where another paved terrace and a charming pond create an additional peaceful outdoor retreat.

The garden is well-established, filled with a variety of mature plants and shrubs, providing both colour and privacy throughout the year. There is also convenient access from the garden back through to the conservatory via the cellar, enhancing the flow of the home.

Great Torrington is a picturesque market town perched on a hilltop, surrounded by 365 acres of commons. This unique setting provides miles of scenic walking opportunities and a true sense of connection to nature. The town offers access to the renowned Tarka Trail, a popular footpath and cycleway following the route of a former railway line. With its gentle gradients, it is ideal for all ages and abilities, winding beautifully along the course of the River Torridge. The trail stretches north towards Ilfracombe or inland south towards Meeth, making it a fantastic asset for outdoor enthusiasts.

This charming cottage offers not just a home, but a lifestyle defined by stunning views, flexible living space, and access to some of North Devon's most beautiful landscapes.

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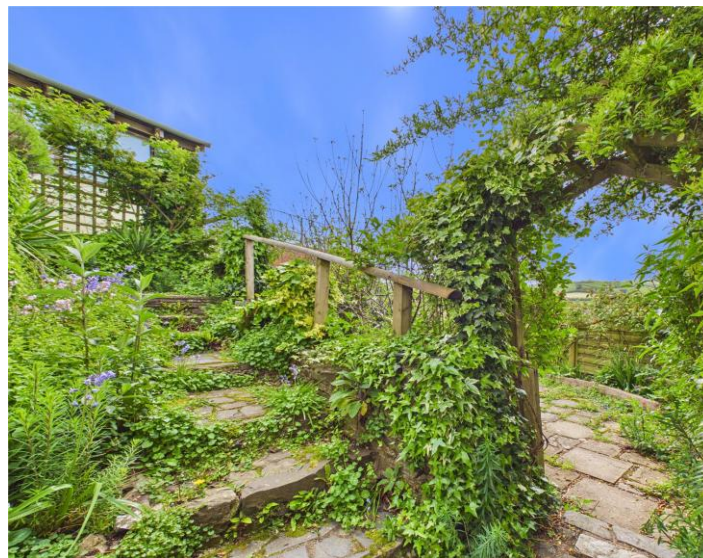
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## Floor Plan



## Directions

On foot from Torrington Square proceed up the hill along South Street passing the Co-op and the public car park on your left hand side. At the top as the road bears right into Whites Lane, continue straight on and down the hill into Mill Street where No 89 will be found on your left hand. Alternatively, by car from Torrington take the A386 (New Street) towards Bideford and upon leaving the town turn left onto the B3227 signposted Langtree/Holsworthy. Follow the road through the bends and before Taddiport Bridge, take the left hand turning into Mill Street where No 89 will be found on the right hand side.

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.

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We are here to help you find  
and buy your new home...

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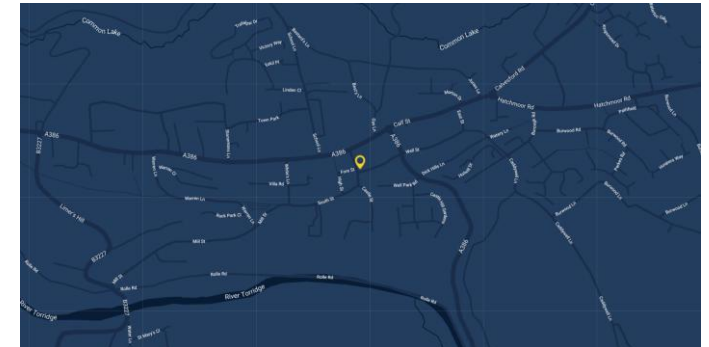
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