



Bond
Oxborough
Phillips

Changing Lifestyles

8 Meadow Close
Bratton Fleming
Barnstaple
Devon
EX31 4RH

£325,000 Freehold



Changing Lifestyles

01271 371 234
barnstaple@bopproperty.com

8 Meadow Close, Bratton Fleming, Barnstaple, Devon, EX31 4RH



- Detached 3-bedroom bungalow
- Quiet position within Bratton Fleming
- Spacious living room with wood burner
- Bright kitchen / diner overlooking the garden
 - Two generous double bedrooms
- Beautifully established and private rear garden
 - Driveway parking and garage
- Well maintained with scope to modernise



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8 Meadow Close is an attractive three-bedroom detached bungalow, peacefully positioned within a quiet cul-de-sac in the ever-popular village of Bratton Fleming. Lovingly cared for over many years, it presents an excellent opportunity to acquire a beautifully maintained home offering generous living accommodation, delightful established gardens and exciting scope to modernise and personalise.

A welcoming entrance hall leads to the generously proportioned living room, where a wood-burning stove set within an attractive recessed fireplace creates a charming focal point. A large bay window fills the room with natural light, whilst the excellent proportions provide ample space for both relaxing and entertaining.

The kitchen/dining room forms the heart of the home, offering a range of fitted wall and base units with generous worktop space, tiled splashbacks and an inset sink overlooking the rear garden. Large windows and a glazed door provide attractive garden views and excellent natural light, whilst the dining area comfortably accommodates a family-sized table. A door also provides access to the integrated garage.

There are two well-proportioned double bedrooms, with the principal enjoying views over the front garden and the second overlooking the attractive rear gardens. The third bedroom offers flexibility as a single bedroom, home office or hobby room. A spacious family bathroom, fitted with a bath, pedestal wash hand basin and WC, offers excellent potential for modernisation.

The beautifully established rear garden is a particular highlight, enjoying a wonderful sense of privacy and tranquillity. Predominantly laid to level lawn with mature shrubs, colourful borders and established planting, it has been lovingly maintained to provide year-round interest. A generous paved terrace and covered seating area create ideal spaces for outdoor dining and relaxation, whilst mature hedging provides an excellent degree of privacy.



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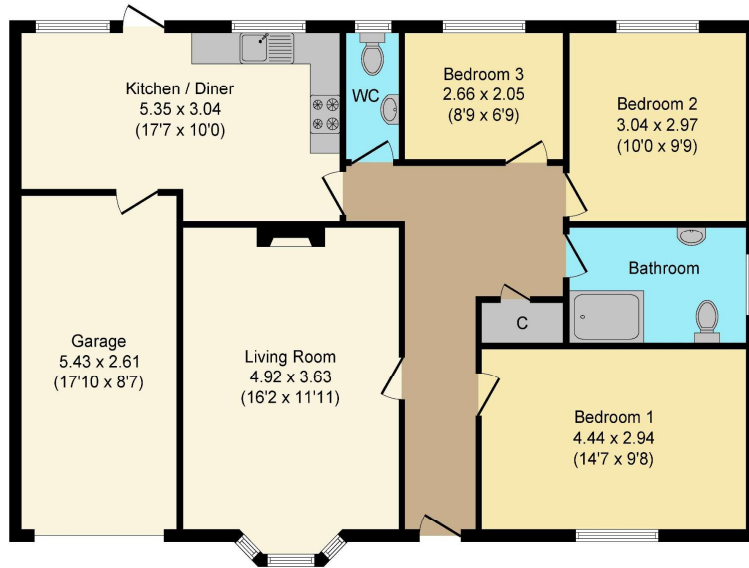
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If you are considering selling or letting your home, please contact us today on 01271 371 234 to speak with one of our expert team who will be able to provide you with a free valuation of your home.



Ground Floor
Floor area 98.90 sq.m. (1064.55 sq.ft.)

EPC: TBC

Directions

What3Words: pelt.dampen.creeps

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