



Bond
Oxborough
Phillips

Changing Lifestyles

Ashwell Farm
Dolton
Winkleigh
Devon
EX19 8RF

Asking price: £1,150,000 Freehold



Changing Lifestyles

01805 624 426
torrington@bopproperty.com



- Detached farmhouse
- Grade II listed
- Approaching 30 acres
- Pasture and woodland
- No near neighbours
- Secluded enclave
- Three / Four bedrooms
- Oozing Character
- Outbuildings and barns
- EPC: Exempt
- Council Tax Band: E



Quite literally this beautiful home is in a world of its own. Nestled in a wooded enclave within Halsdon Nature Reserve this stunning Grade II listed home is just so quintessentially Devon, a real picture postcard. This is the perfect retreat for those looking to get away from it all and enjoy the best that Devon has to offer. My first visit to the house was enough to know I was entering something special.

As you would expect in an older building there are several fireplaces one with a log burning stove to help keep you nice and cosy in those long winter nights whilst enjoying a glass of your favourite tippie. The home offers a fantastic family space with plenty of room for expansion and entertaining.

Practical reasons for wanting such a property aside, this stunning home comes into its own as you walk through the front door out into the rose garden with all its beautiful aromas. Imagine taking your first cup of tea for the day sat outside watching the buzzards overhead and hearing nothing but the morning bird chorus and the clucking of pheasants around. As the sun rises the full beauty of your new home is revealed. The front yard not only gives access to the house but also the many barns and outbuildings on offer which with the relevant permissions could be converted as an alternative use. From here access is gained to both the wood and pasture land that comes with the house that in total approaches thirty acres.



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On clear nights without any light pollution around, the stars sparkle like diamonds dancing around in the moonlight with an unmistakable backdrop of the owls twit twoing in the trees.

I could keep waxing lyrical about this beautiful home and surroundings but there is no substitute for taking a look in person. I strongly urge you to take the time to experience it for yourself and would love the opportunity to meet with you there to help embed what you see on paper in the flesh.





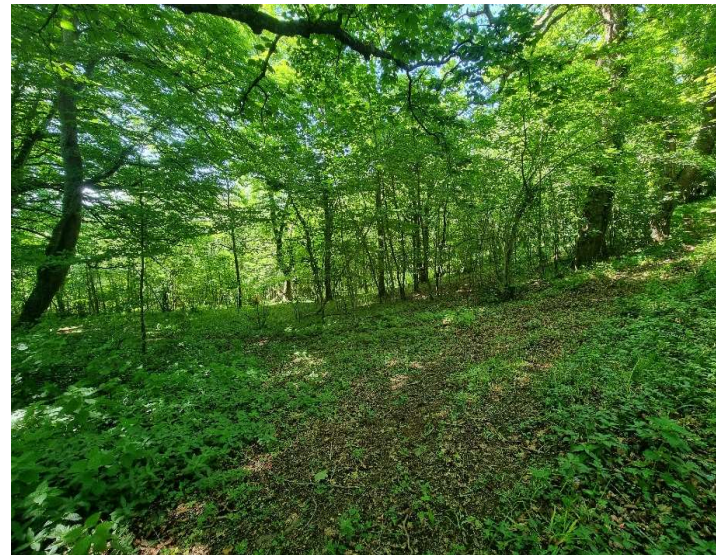
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Directions

From Torrington proceed in a Southerly direction on the A386 signposted Hatherleigh/Okehampton and upon the leaving the town at the bottom of the hill turn left onto the A3124 signposted Winkleigh/Exeter, stay on this road passing through the village of Beaford. After about half a mile take the turning on the right sign posted Dolton and continue for approximately 1/4 of a mile taking the next right sign posted Halsden. Continue on this road until eventually taking the second turning on the right sign posted Halsden Nature Reserve. Follow the track until its conclusion where Ashwell Farm will be found.

What3words: post.catapult.spotted

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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Torrington
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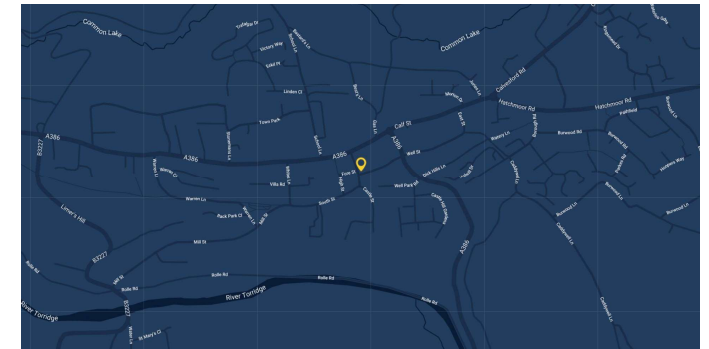
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