



Bond  
Oxborough  
Phillips

*Changing Lifestyles*

Eastmond Barn  
4 Potacre Street  
Torrington  
Devon  
EX38 8BH

**Asking Price: £160,000 Freehold**



Changing Lifestyles

01805 624 426  
torrington@boproperty.com

Council Tax Band: A

EPC: C

**A beautiful little contemporary barn conversion nestled in a private courtyard right in the heart of Torrington Town centre. Recently converted in the last couple of years from an existing outbuilding then of Eastmond house next door. Clean lined and sleek by design, it's the ideal choice for a first time buyer, down sizer or buy to let investor.**

**Open plan living is often what the afore mentioned look for when searching for a new home. Eastmond Barn offers this and much much more. The double bedroom is complimented perfectly by the beautifully fitted shower room right next door. One could even go so far as to say it's as convenient as an ensuite. Outside there is an enclosed low maintenance space, ideal for sitting outside to relax after a long day. The property is offered for sale with no onward chain making a swift move entirely possible (subject to the legal's)**

- Heart of the town centre
- Contemporary barn conversion
  - One bedroom
- Gas to radiator heating
  - Double glazing
- Enclosed garden

### Ground Floor



BOND OXBOROUGH PHILLIPS  
Plan produced using PlanUp.

### Directions

From our offices by foot, walk out of the door to the right past Nationwide Building Society. Eastmond House is the next property to be found on your right hand side. Continue up the driveway and take the first gate on your 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.

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.