

Warren Cottage  
Fore Street  
Dolton  
Winkleigh  
Devon  
EX19 8QD

**Asking Price: £220,000 Freehold**



Changing Lifestyles

01805 624 426  
torrington@boproperty.com



## Warren Cottage, Fore Street, Dolton, Winkleigh, Devon, EX19 8QD

🌟 Calling all cottage lovers! This charming and cosy period semi-detached cottage is nestled in a peaceful village of Dolton, offering a comfortable and homely retreat. With 2 bedrooms, this property is perfect for those seeking a tranquil abode.

Step inside and be greeted by a bright and inviting atmosphere that exudes warmth. The cottage boasts a range of features that will make you feel right at home, including a delightful garden where you can soak up the sunshine and relax in the peaceful surroundings.

Conveniently located in a quiet area, this property offers a serene escape from the hustle and bustle of city life. Whether you're a nature enthusiast, seeking a peaceful sanctuary, or simply looking for a cosy cottage to call your own, this property ticks all the boxes. Don't miss out on this wonderful opportunity to live in a truly charming abode. Arrange a viewing today and discover the allure of this delightful cottage! Dolton is ideally positioned to enjoy the best that the area has to offer. RHS Rosemoor, a wonderful place to visit and explore is close at hand as well as The Plough arts centre and theatre in the pretty market town of Great Torrington. From here you can explore Torrington Commons, 365 acres of countryside allowing for miles of scenic walks with access to the locally renowned Tarka trail. A scenic footpath / cycle way mainly built on the bed of a disused railway where the gradients are gentle. It winds its way following the course of the river Torridge as far North as Ilfracombe or going inland South towards Meeth.



Changing Lifestyles

01805 624 426  
torrington@bopproperty.com

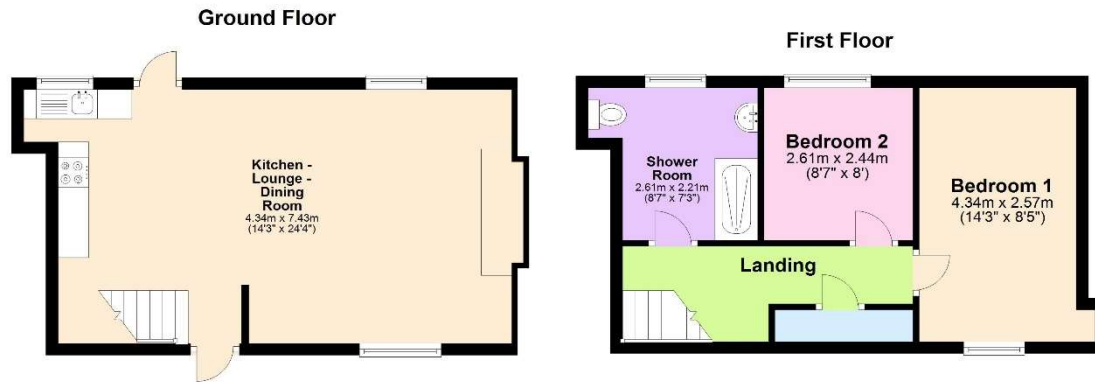






Warren Cottage, Fore Street, Dolton, Winkleigh, Devon, EX19 8QD

## Floor Plan



BOND OXBOROUGH PHILLIPS  
Plan produced using PlanUp.



## Directions

From Torrington proceed in a southerly direction on the A386 signposted Hatherleigh/Okehampton, and upon leaving the town at the bottom of the hill turn left signposted Winkleigh/Exeter. Stay on this road passing through the village of Beaford and upon leaving Beaford Village after passing the filling station on the right hand side, just after the large lay-by on the left, turn right signposted Dolton. Stay on this road for approximately 2 miles, and upon reaching the village cross-roads turn right. After passing The Paddocks on the right hand side, take the next right hand turning into Fore Street where Warren Cottage will be found a short way along on the left hand side with nameplate clearly displayed.

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.

Changing Lifestyles

01805 624 426  
torrington@boproperty.com