



Bond
Oxborough
Phillips

Changing Lifestyles

2 Tavern Mews
High Street
Torrington
Devon
EX38 8HN

Asking Price: £175,500 Freehold



Changing Lifestyles

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Introducing a pleasant and conveniently located terraced house in the heart of the town that carries no onward chain. This delightful property boasts two well-proportioned bedrooms, making it an ideal choice for small families or individuals seeking a comfortable abode. The house is thoughtfully designed to provide an accessible and affordable living experience.

Inside, you will find a well-appointed living space that is both inviting and practical. The kitchen is separate yet feels open with the rest of the room giving you that all important entertaining space. Within the kitchen it offers ample storage and preparation space for all your cooking needs. Upstairs comprises of two double bedroom and a brand new bathroom that the vendor has recently had fitted. The garden for the home is to the front of the property, however does still boast plenty of space to move in some potted plants, create a seating area or to enjoy the Devon sun.

Situated in a prime location, this property offers easy access to a range of local amenities including shops, schools, and transport links. Within Great Torrington there is a local butchers, green grocers, bakery, supermarket, take away's, The Plough Arts Centre and of course the Pannier Market. The home is also just a stone's throw away from the beautiful Torrington commons and valley with the river Torridge sat below. The some 365 acres of countryside allows for miles of scenic walks with access to the locally renowned Tarka trail, a 180 mile footpath / cycle way - mainly built on the bed of the disused Tarka line 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.

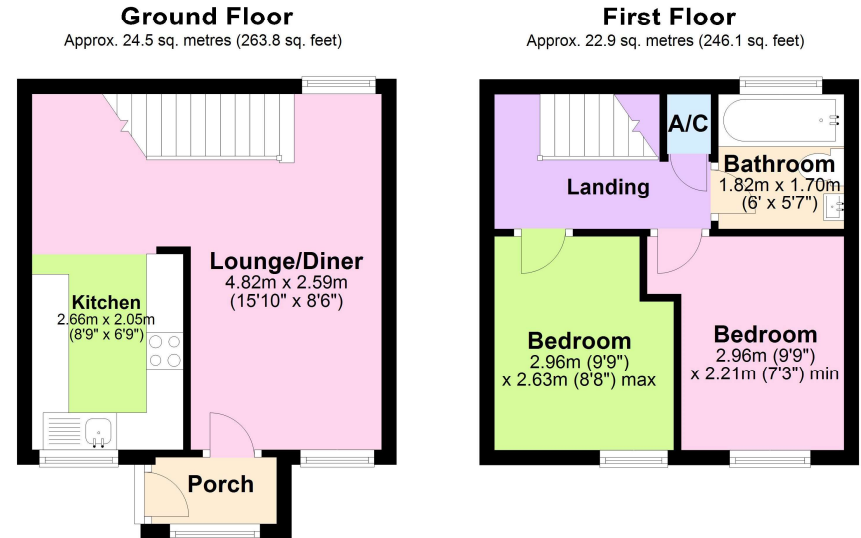
Heating: Gas boiler

Mains water - Mains electric - Mains drainage - Landline telephone.

Broadband coverage: Superfast fast available (information taken from Ofcom checker)

Mobile phone coverage: Available onsite (see Ofcom checker for further information)

- No Onward Chain
- Two Bedrooms
- Town Square Location
- Enclosed Front Garden
 - New Bathroom
- Investment Opportunity



Total area: approx. 47.4 sq. metres (509.9 sq. feet)

BOND OXBOROUGH PHILLIPS
Plan produced using PlanUp.

Directions

On foot, from our office on Well Street, proceed towards the town square and follow the road around, passing the Plough Arts Centre on your right, until you reach John Patts the green grocer. Here you will find the entrance to Tavern Mews where number two can be found after a short distance on your left 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.