

London House

Northlew

EX20 3NZ



BRITISH
PROPERTY
AWARDS

2024



GOLD WINNER

ESTATE AGENT
IN OKEHAMPTON



Guide Price - £235,000



London House, Northlew, EX20 3NZ .

A delightful property located in the heart of a charming Devonshire village, providing spacious living accommodation throughout, alongside a subtle blend of character features...



- Spacious End of Terrace House
- Offering Four Bedrooms
- Subtle Character Features
- Living Room w/Multi-Fuel Stove
- Large Loft/Attic Room
- Recently Updated Family Bathroom
- Nearby Village Square Parking
- Local Inn within Walking Distance
- Popular Village Location
- Conservation Area
- Electric Storage Heating Throughout
- Council Tax Band - B
- EPC - E



Are you seeking a home with spacious living areas that does not compromise on bedroom size, all within a charming village community near Dartmoor?

Welcome to London House, a property that blends character and modernity, offering accommodation over two levels, with potential for loft conversion (subject to planning permission). This charming home features four generously sized bedrooms, ideal for family living or hosting guests. The property is enriched with subtle character features throughout, enhancing its unique appeal.

On the ground floor, you'll find a kitchen/dining room and a spacious living room with a focal point fireplace surrounded by exposed stonework. There is also a study/office space that can serve as a retreat from the busy household or as an additional guest bedroom if needed. A convenient shower room, perfect for busy mornings or accommodating visitors, is accessible via the living room and may also serve as a potential utility area.



Ascending the L-shaped staircase adorned with oak panelling, the first floor houses four bedrooms, three of which can comfortably accommodate double beds. Additionally, the recently updated family bathroom features a modern grey and white theme, a large bathtub, and popular aqua panelling for easy maintenance.

This home is truly move-in ready, allowing for immediate comfort. It also offers an excellent opportunity as a potential lock-up-and-leave property, providing the flexibility to travel without worry. Located in a sought-after village, you'll enjoy the benefits of a welcoming local community and the convenience of The Green Dragon Inn within walking distance.

Don't miss the chance to own this beautiful home, perfect for those seeking comfort, convenience, and character in a vibrant village setting.

Changing Lifestyles

This charming and unspoilt village is centered around its traditional square which benefits from a popular Inn, primary school, and even a bus service to Bideford and nearby market town of Okehampton.

The village itself lies amidst the foothills of Devonshire countryside, with convenient access to neighbouring towns of Holsworthy/Hatherleigh/Okehampton and the A30 dual carriageway.

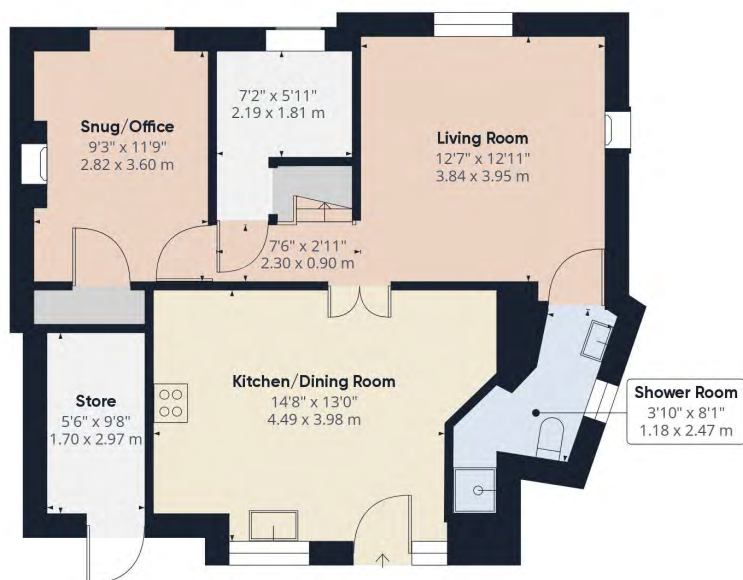
Between them these offer an excellent range of local and national shops, professional services, leisure amenities, and schools. From Okehampton Town, the A30 provides dual carriageway access to the Cathedral and University City of Exeter with its motorway and intercity rail links.



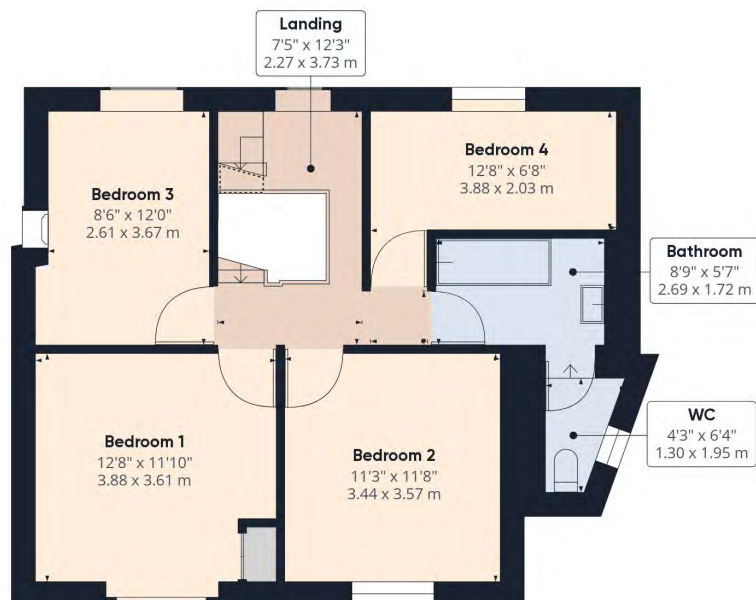
Please do not hesitate to contact the team at Bond Oxborough Phillips Sales & Lettings on **01837 500600** for more information or to arrange an accompanied viewing on this property.

Scan here for our Virtual Tour:

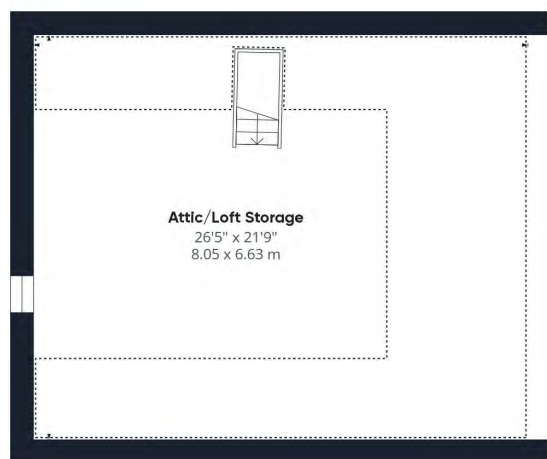




Floor 0



Floor 1



Floor 2

Approximate total area⁽¹⁾

1339.19 ft²

124.42 m²

Reduced headroom

6.67 ft²

0.62 m²

Have a property to sell or let?

If you are considering selling or letting your home, get in contact with us today on 01837 500600 to speak with one of our expert team who will be able to provide you with a free valuation of your home.

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.