



Flat 4, 86 Station Road Okehampton EX20 1EH



Guide Price - £170,000



Flat 4, 86 Station Road, Okehampton, EX20 1EH.

A spacious ground-floor apartment within a characterful Victorian conversion, offering two double bedrooms all just moments from Okehampton Station and Dartmoor...



- Ideal For First-Time Buyers / Investors
- Prime Station Road Location
- Stunning Victorian Conversion Charm
- Expansive, Light-Filled Hallway
- Seamless Flowing Room Design
- Inviting, Bright Living Room
- Eye-Catching Stonework Feature
- Sleek, Functional Kitchen/Dining Room
- Two Spacious Double Bedrooms
- Private Parking, Convenient Access
- Ultra-Fast Fibre Broadband Ready
- Council Tax Band - A
- EPC - TBC



Located at the top of Station Road, on the edge of Dartmoor, this spacious ground-floor apartment forms part of a striking Victorian conversion and offers a perfect blend of character and modern comfort.

Just seconds from Okehampton Station and within easy reach of local amenities, it also provides direct access to Dartmoor's breathtaking landscapes, making it an excellent opportunity for first-time buyers, professionals, or investors.

Stepping inside through its own front door, you're welcomed by a bright and generously sized hallway, providing the perfect space for coats, shoes, and everyday essentials. The layout has been thoughtfully designed to maximise space, offering well-proportioned rooms that flow seamlessly into one another. As you move through the property, the sense of space continues to unfold, making it feel much larger than expected.

At the heart of the home is the spacious living room, a versatile space with large windows that allow natural light to flood in, creating a warm and inviting atmosphere. The central stonework serves as an eye-catching focal point, making it the perfect place for an electric wood burner to enhance the room's cosy feel. Thanks to its generous proportions, there's plenty of space to arrange both a seating area and a dining table, making it ideal for entertaining or unwinding after a long day.

The kitchen/dining room is equally impressive, offering a well-planned layout with ample storage and workspace. The built-in cupboard provides a practical solution for household essentials, helping to keep the space neat and organised. With room for a dining table, this area is perfect for everything from relaxed breakfasts to evening meals.

The home features two well-sized double bedrooms, each offering its own unique appeal. The main bedroom provides plenty of space for additional furniture and benefits from a built-in corner wardrobe, ideal for keeping clothes and accessories neatly stored. The second bedroom is a comfortable double, perfect for guests, a home office, or extra storage.

Centrally located within the apartment, the bathroom is fitted with modern fixtures, including a bathtub with a shower over, a basin, and a toilet. Adding to its appeal, the property benefits from one dedicated parking space, ensuring convenience for the homeowner, while additional street parking is available nearby for guests or a second vehicle. The home is connected to mains water, electricity, and drainage, and also benefits from fibre broadband direct into the property, providing ultra-fast internet access—ideal for home working or streaming.



Changing Lifestyles

The property is situated within the popular Station Road district, to the south facing edge of the market town Okehampton. The town offers an extensive range of shops, services and facilities. There are three supermarkets (including a Waitrose) a range of nationally and locally owned shops and businesses, together with a modern hospital and leisure centre in the attractive setting of Simmons Park.

There is schooling from infant to sixth form level with the college rated 'Outstanding' by Ofsted. The Dartmoor National Park offers hundreds of square miles of superb unspoilt scenery.

From Okehampton there is direct access to the A30 dual carriageway providing a link to the city of Exeter with its M5 motorway, main line rail and international air connections. The countryside around Okehampton is particularly attractive with many opportunities for riding, walking and outdoor pursuits.



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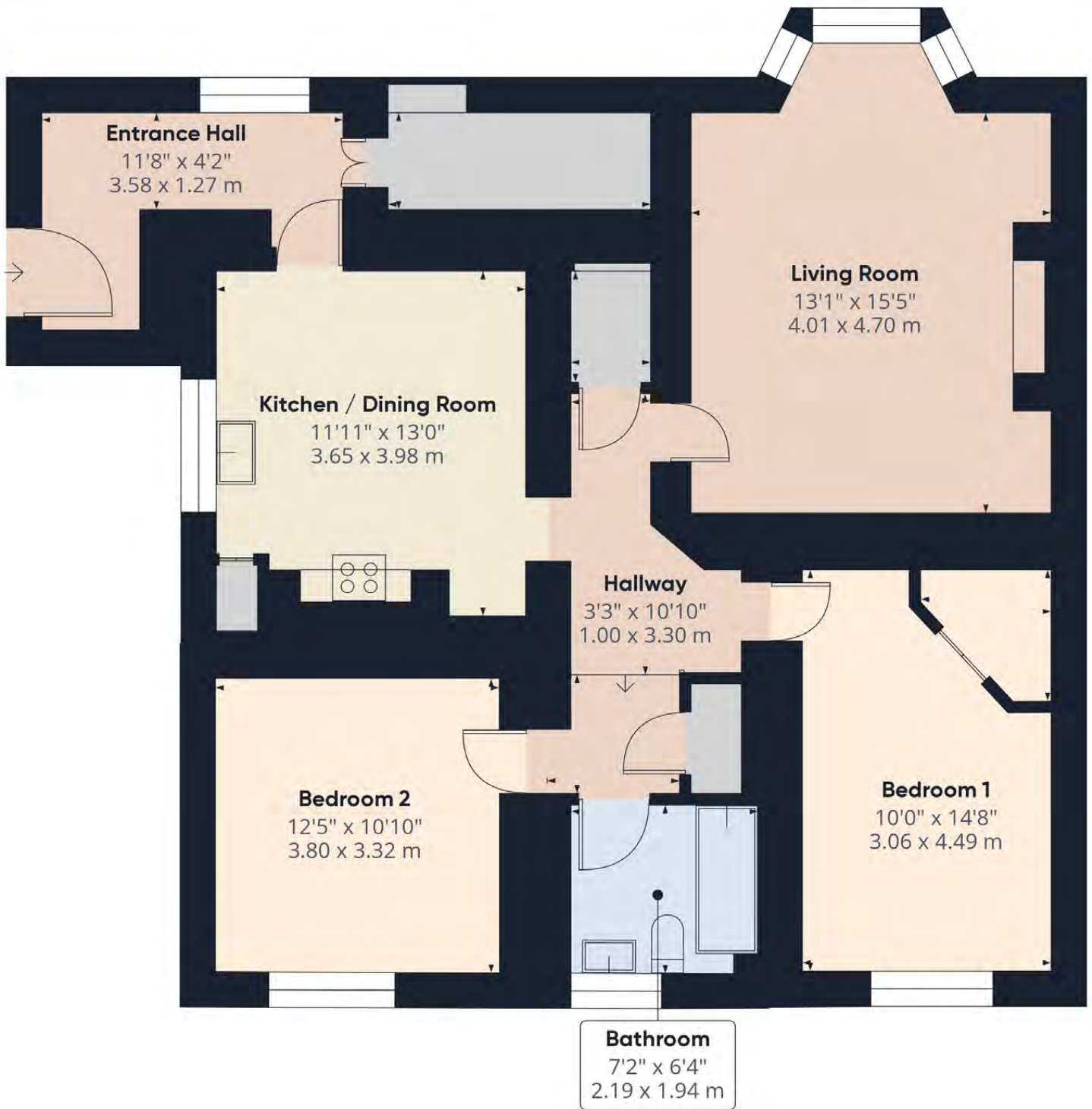
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Approximate total area⁽¹⁾

915.68 ft²

85.07 m²



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