

28 South Molton  
Street  
Chulmleigh  
Devon  
EX18 7BW

**Asking Price: £290,000 Freehold**



Changing Lifestyles

01805 624 426  
[torrington@boproperty.com](mailto:torrington@boproperty.com)



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This beautifully renovated three bedroom semi-detached house in Chulmleigh, offers a perfect blend of modern living and charming countryside style. Renovated to the highest standards, the property boasts stunning high-end oak flooring and doors throughout, adding warmth and elegance to every room.

The open-plan kitchen and living space is perfect for hosting guests, with plenty of natural light flooding in, creating a bright and airy atmosphere. The modern kitchen is well-equipped and designed for both functionality and style, ideal for family gatherings and entertaining. Upstairs, you'll find two spacious double bedrooms and a comfortable single bedroom, offering versatile living options for a growing family or home office. The family bathroom is beautifully finished and flooded with light, creating a relaxing retreat.



Downstairs, there's a convenient utility room with an additional toilet, offering practicality and keeping your living space clutter-free.

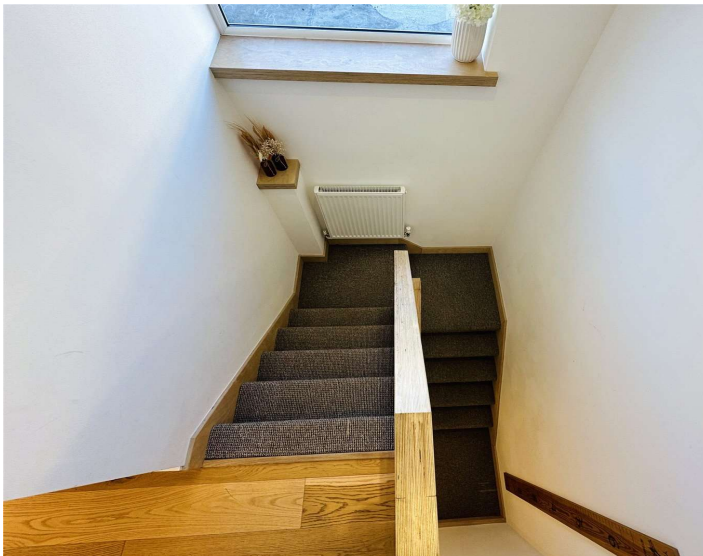
Outside, the garden is compact but delightful, with a well-maintained summer house providing a peaceful retreat or extra storage. The large frontage offers ample parking, while the secure timber driveway gate, fencing, and hedging ensure privacy and security.

Located just footsteps away from Chulmleigh's vibrant village center, this property is within easy reach of the local school, shops, and amenities, offering a perfect combination of peaceful rural living with excellent local conveniences.

This is an exceptional home, ideal for families, first-time buyers, or anyone looking to enjoy the best of North Devon living.



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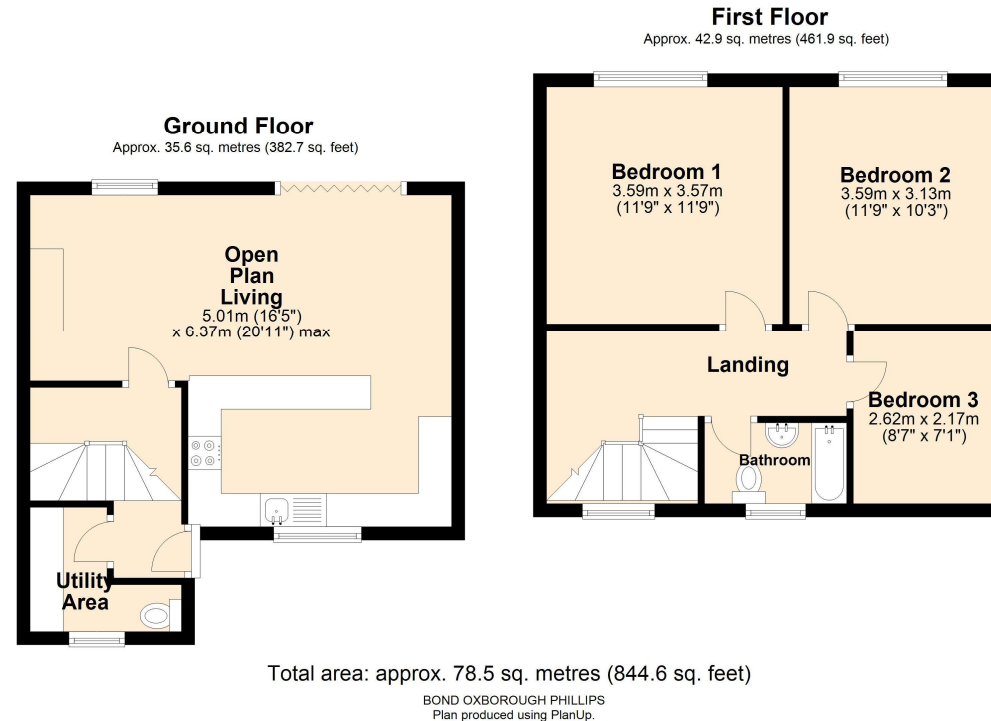


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## floor Plan



## Directions

From our office in Well Street continue until reaching the crossroads, turn left and passing the BP garage on your right hand side, turn right at the mini roundabout signposted towards Barnstaple and South Molton. Proceed down Calf Street until reaching the next mini roundabout and take the second exit signposted towards South Molton B3227. Continue along this road for approximately 8 miles until reaching a T junction, turn right onto the A377 signposted towards Exeter, stay on this road going through the village of Umberleigh following the signs to Exeter. Continue along this road and take the first left hand turning signposted towards Chulmleigh, continue along this road for approximately 1 1/2 miles and upon entering the village, to where 28 South Molton Street will be located on your right.

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.

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# We are here to help you find and buy your new home...

2 Well Street  
Torrington  
Devon

EX38 8EP

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## Have a property to sell or let?

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please contact us today on 01805 624 426 to  
speak with one of our expert team who will be able  
to provide you with a free valuation of your home.

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contact the team at Bond  
Oxborough Phillips Sales &  
Lettings on

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quote and mortgage advice.

