



Senga
Torridge Road, Appledore, Devon EX39 1SQ

Offers in excess of: £350,000

HARDING & CO
ESTATE AGENTS & VALUERS

****Modernisation Opportunity!****

A super opportunity to purchase a detached property with sea views and garage within a prime location close to the centre of the highly sought-after seaside village of Appledore. The property is in need of updating and would make a perfect project for those wishing to create their own holiday or full-time home with elevated views out to sea. No-Chain.

Appledore is a quaint port and ship building village with the most picturesque quayside and narrow cobbled streets providing amenities including mini Supermarket, Post Office, Primary School, Library, places of worship, a selection of Galleries and Craft Shops together with many Pubs and Restaurants. Nearby is Northam Burrows Country Park offering many attractive walks and stunning vistas, and Westward Ho!, with its long sandy beaches and Golf Course. A regular bus service provides access to the port and market town of Bideford, approximately 3 miles distant, where a wide range of national and local shopping, banking and recreational facilities can be found. The A39 North Devon Link Road provides access to the regional centre of Barnstaple.



Accommodation Measurements:

Living/Dining Area

L-shaped Max points:

22'3 x 18'5 6.79m x 5.63m

Kitchen

8'6 x 7'7 (2.92m x 2.34m)

Bathroom

6'2 x 5'4 (1.85m x 1.64m)

Bedroom 1

13'2 x 10'0 (4.03m x 3.05m)

Bedroom 2

8'8 x 8'1 (2.68m x 2.46m)

Outside:

Concrete steps lead to the front of the property, where there is a small area to the front and a more substantial garden area laid to patio to the side – offering a view of the sea.

Garage

16'6 x 8'4 (5.05m x 2.56m)

Services: All mains' services connected including full gas central heating.

Energy Performance Rating: D

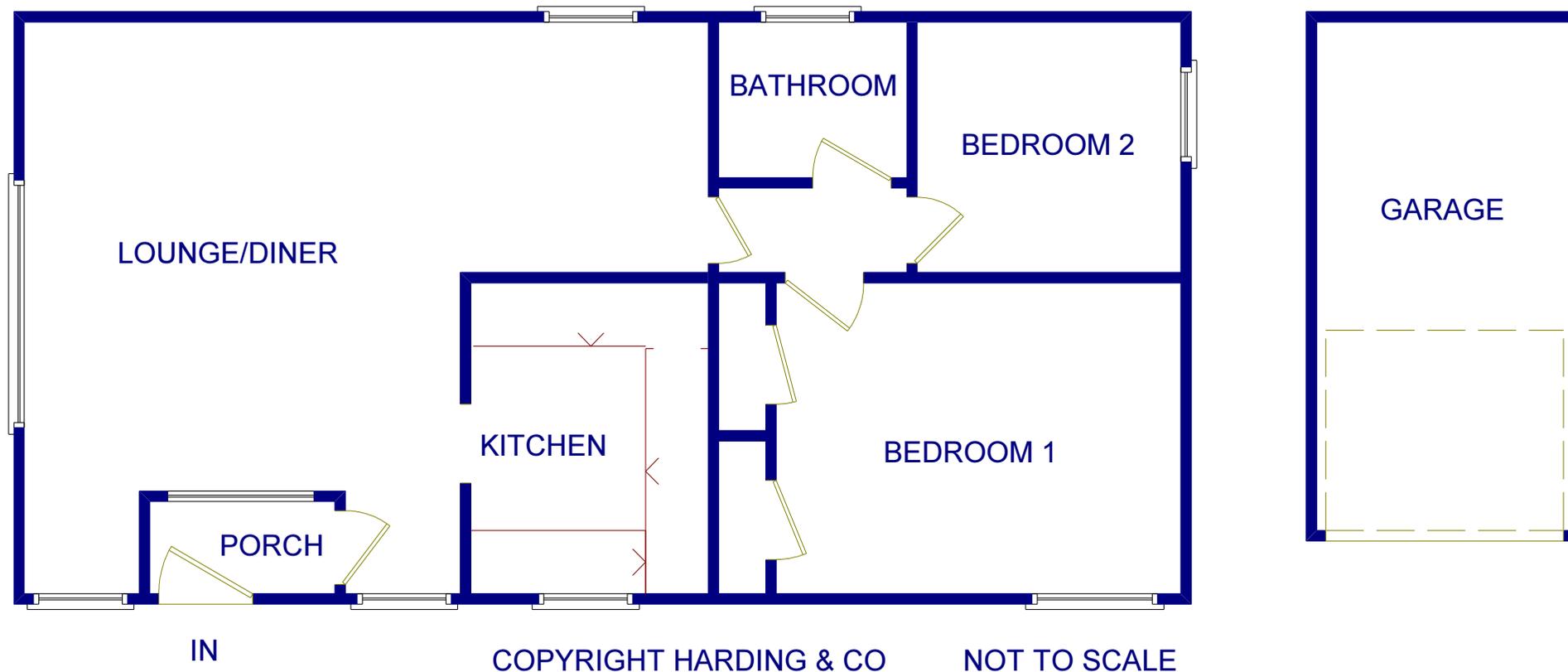
Council Tax Band: C

Directions:

From Bideford proceed along Kingsley Road to the Heywood roundabout, take the second exit straight across signed Northam and Appledore. Follow this road and turn right towards Appledore into Churchill Way, follow the road all the way to the village, continuing down the hill and along the

seafront right to the end where the main car park is. Follow the road that bends left passing the car park and onto Torridge Road. The property will be found elevated on the left-hand-side.





31 Bridgeland Street, Bideford,
Devon EX39 2PS

t: 01237 476544

f: 01237 422722

e: bideford@hardingresidential.com

www.hardingresidential.com



MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at the point of sale and we would ask for your co-operation in order that there will be no delay in progressing a sale. Proof of funding will also be required once an offer has been accepted.

