



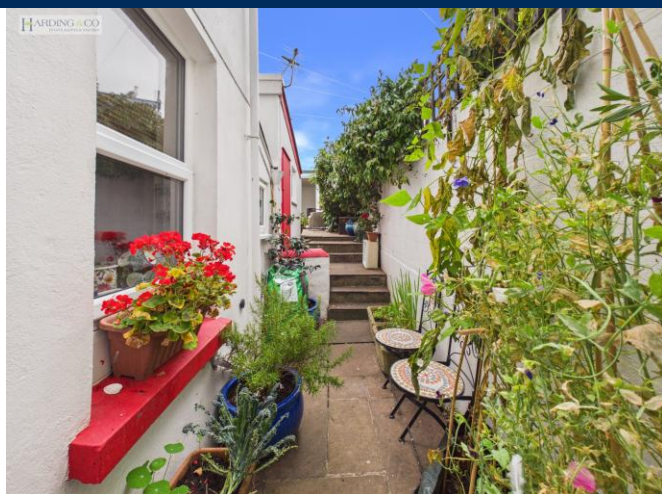
4 Richmond Road
Appledore, Bideford, Devon EX39 1PG

Price Guide: £299,950

HARDING & CO
ESTATE AGENTS & VALUERS

A charming and extremely well presented three bedroom period cottage situated a short walk from the picturesque Quayside of Appledore and the shops & restaurants. Briefly, there is a delightful mature rear courtyard garden with fully connected studio, 3 generous bedrooms, sitting room with woodburner, dining room with bay window and woodburner, kitchen and ground floor shower room & wc. This lovely property is full of character and includes lots of sympathetic features of its period and high quality fixtures and fittings including some beautiful original tiled flooring – classic Edwardian mosaics. Mains' electric and water are connected. General on-street parking is available near to the property.

Appledore is a quaint port and ship building village with the most picturesque quayside and narrow cobbled streets providing a range of 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 championship Golf Course. A regular bus service provides access to the port and market town of Bideford, approximately 3 miles distant.



Entrance door to Hallway

Dining Room
10'10" (3.31m) x 9'5" (2.87m)

Living Room
11'10" (3.62m) x 11'2" (3.41m)

Kitchen
10'0" (3.05m) x 7'11" (2.43m)

Shower Room
6'9" (2.06m) x 6'5" (1.97m)

First Floor

Bedroom 1
14'3" (4.36m) x 9'6" (2.91m)

Bedroom 2
12'0" (3.66m) x 8'5" (2.57m)

Bedroom 3
9'1" (2.79m) x 8'0" (2.46m)

Services: Mains water, drainage and electricity. There are electric storage heaters and two nearly-new wood burning stoves on the ground floor.

Energy Performance Certificate: E

Council Tax Banding: A

Directions

From Bideford proceed towards Northam passing the Durrant House Hotel on your right hand side. Take the right hand turning signposted Appledore. Follow this road down over the hill. The property can be found on the right hand side just after the turning leading to the school.





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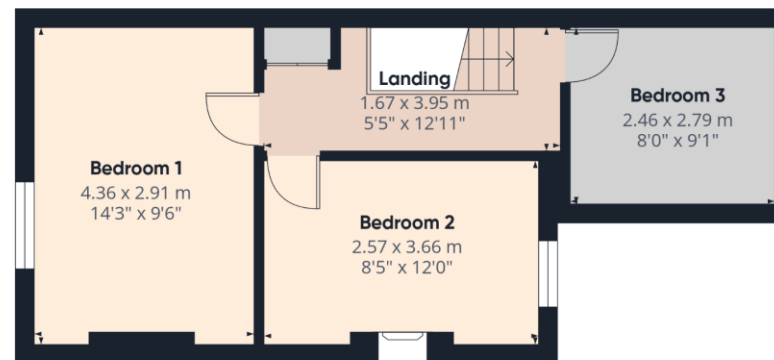
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The UK's number one property website



Floor 0 Building 1



Floor 1 Building 1



Approximate total area⁽¹⁾

75.1 m²

809 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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