

7 Pound Meadow

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Parkham, Bideford, Devon, EX39 5UD

Bucks Mills 4 miles, Woolsery 4.6 miles, Bideford 8 miles, Westward Ho!/Beach 8 miles, Barnstaple 17 miles

A beautifully-presented, stylish and spacious detached 4-bed edge-of-village home.

- Detached
- Two bathrooms
- Private garden
- Freehold
- Four bedrooms
- Garage and parking
- Countryside views
- Council tax band E

Guide Price £399,950

SITUATION

The property is situated in the traditional Devon village of Parkham with a primary school, community hall, butchers, places of worship and the village pub.

The rugged North Devon coastline at Bucks Mills is approximately 4 miles away and has a pebbled beach and the South West coastal path, offering superb coastal walks with stunning vistas. Further amenities and attractions can be found in Bucks Cross and Peppercombe around 3 miles away and the famous heritage village of Clovelly approximately 7.5 miles away.

For any keen surfers, the safe and sandy beach of Westward Ho! is within an easy driving distance, with its famous Pebble Ridge and adjoining Golf course and the Northam Burrows.

The port and market town of Bideford is approximately 8 miles away offering a wider range of facilities including various shops, butchers, banks, bakeries, pubs, restaurants, cafes and schooling for all ages (public and private). There are also 5 supermarkets, shopping outlet and retail complex with a range of popular brands.

The regional centre of Barnstaple is approximately 17 miles and offers the areas main business, shopping and commercial venues. There are also good transport connections via Barnstaple Train Station to Tiverton and the A361 link road connecting to Junction 27/M5 motorway.







DESCRIPTION

7 Pound Meadow is a tastefully decorated, detached family home set in the sought-after village of Parkham. The property offers light and spacious accommodation with four good-sized bedrooms, garage, off-road parking and far-reaching views of the surrounding countryside.

ACCOMMODATION

A paved pathway leads from the driveway to the front door and into the hall which gives access to all ground floor rooms. The living room is fitted with a generous log burner giving a cosy feel to this elegant room. The kitchen/dining room is the hub of the home. A light space with wonderful views, it has stylish powder blue units, giving plenty of storage including pull-out larder cupboard, concealed waste storage, double oven, dishwasher, double sink, induction hob and extractor. Space for large fridge freezer and access to deep understairs cupboard. With a window to the side and two large full-height sliding doors, the kitchen/dining room is a wonderfully light room. A shutter and awning provide shade when needed and fold neatly away. The hall also gives access to a useful cloakroom and the neat utility room with space for washing machine and tumble dryer.

Stairs lead from the hall to the first floor where the landing give access to four bedrooms, large airing cupboard and the family bathroom. The principal bedroom has built-in wardrobes and a delightful en-suite with shower. washbasin and WC. Bedrooms 2 and 3 enjoy lovely views over the surrounding countryside and all are good-size pleasant rooms. The family bathroom has a large roll-top bath with co-ordinating washbasin and WC making this a wonderful place to relax and unwind.

OUTSIDE

The property is tucked away and approached via a shared driveway with off-road parking to the front alongside a neat lawned area with mature shrubs. The fenced rear garden has a useful patio terrace and level lawn and enjoys the borrowed landscape of the countryside around. The current owners have divided the garage to provide a separate office room and storage space.

PROPERTY INFORMATION

Mains drainage, water and electricity.
Oil-fired central heating.
Double glazing throughout.
According to Ofcom, Superfast broadband is available at the property and mobile signal is likely with EE, O2 and Three. For further information please see the Ofcom website.



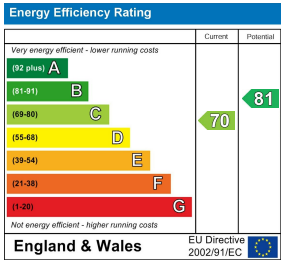




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