

43, Oak Tree Drive

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Westacott, Barnstaple, Devon EX32 0HE

Convenience store/Post Office - walking distance. Barnstaple town centre - 1.5 miles. North Devon Coast - 9 miles

A modern 3 bedroom link detached house with private rear garden, garage & driveway parking, located in popular residential area of Barnstaple

- Link detached house
- Garden, garage & parking
- Convenient for schools & amenities
- Council Tax Band C
- 3 Bedroom & 2 bathrooms
- Gas-fired central heating
- Available with no onward chain
- Freehold

Guide Price £280,000

SITUATION & AMENITIES

Located in the popular and sought-after residential area of Westacott, the property is within striking distance of the well-regarded Orchard Vale primary school and is close to Westacott Park. There is also access to woodland walks and local amenities, with a convenience store & Post Office, fish & chip shop and hairdressers a short walk away. A regular bus service into Barnstaple town centre runs from the bottom of the road and there is a Tesco superstore a mile away.







DESCRIPTION

43 Oak Tree Drive is a well-presented and updated link-detached home offering off-road parking, a garage and a secluded rear garden, in a tucked away position in a quiet cul-de-sac, within easy reach of local amenities. The property is offered For Sale with no onward chain.

ACCOMMODATION AND OUTSIDE

The accommodation briefly comprises: A welcoming entrance hallway with an updated shower room and WC, along with stairs rising to the First Floor landing. On the Ground Floor there is a light and spacious dual aspect living room and a modern kitchen offering ample storage with direct access to the rear garden. The First Floor provides three well-proportioned bedrooms and a family bathroom.

Outside, the property benefits from a driveway offering off-road parking and access to a single garage with an up-and-over door. There is also an area of lawn to the front. To the rear, a fully enclosed garden enjoys a high degree of privacy, mainly laid to lawn with a patio area ideal for outdoor seating.

SERVICES

All mains services connected. Gas-fired central heating

DIRECTIONS

W3W: ///diverting.probing.gratuity

LETTINGS

There has never been a better time to consider a buy-to-let investment and this property may be of interest to buy-to-let investors. Our lettings department has prepared some figures for this property, which should be achievable in the current market. The Stags Residential Letting team would be happy to discuss these figures and provide further information about the letting services on offer. They can be contacted on 01271 322837 or rentals.northdevon@stags.co.uk

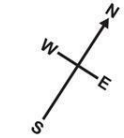




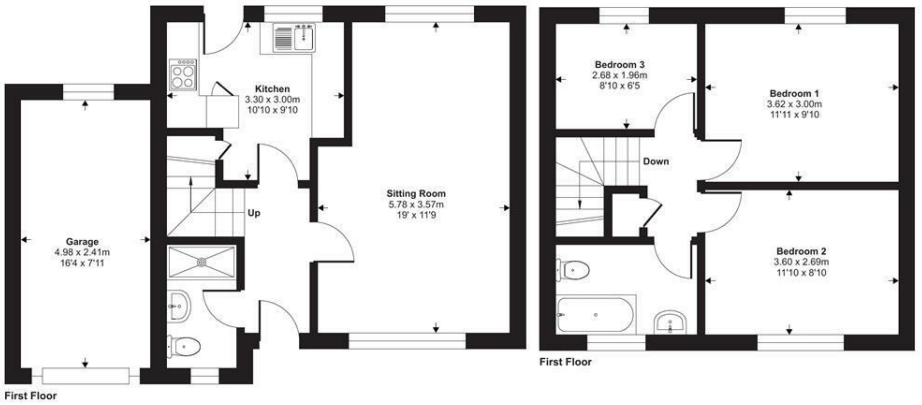


IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.



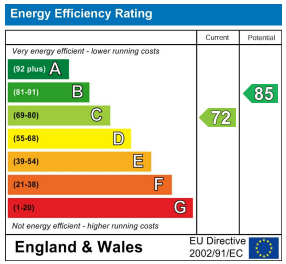


Approximate Area = 803 sq ft / 74.6 sq m
Garage = 129 sq ft / 11.9 sq m
Total = 932 sq ft / 86.5 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Stags. REF: 1488751





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