



Stoneleigh



Village Centre 0.2 miles - Bude 6.8 miles -
Holsworthy 11.2 miles

A delightful family home, situated within this popular North Cornish village

- Popular Village Position
- Detached House
- 5 Bedrooms (1 En Suite)
- Far Reaching Views
- Gardens
- Off Road Parking
- Double Garage
- Walking Distance to Village Amenities
- Freehold
- Council Tax Band: F

Guide Price £499,950

SITUATION

The property is located in the popular village of Week St Mary which benefits from a general store/Post Office, place of worship, public house and is located just 5 miles from the sandy beach of Widemouth Bay and 8 miles from the popular coastal resort of Bude. At Bude one can enjoy a variety of shops including supermarkets, together with scholastic facilities up to A-level standard, doctors, dentists, veterinary surgeries, cottage hospital, thriving light industrial estate and challenging 18-hole linked golf course. In addition, leisure activities include a heated leisure pool, sports centre and clubs including rugby, football, cricket, bowls, tennis and golf. The former market town of Launceston lies 12 miles to the south east, with access to the A30 trunk road which links the cathedral cities of Truro and Exeter.

DESCRIPTION

A well-presented detached residence with impressive far reaching views towards the North Coast. The accommodation comprises; entrance hall, WC, sitting room, dining room, kitchen, utility, 5 bedrooms (1 en suite), family bathroom and an integral double garage. The property enjoys gardens to the front, rear and off road parking for multiple vehicles.

ACCOMMODATION

Front door opens into the generous entrance hall with a WC and double doors leading through to the spacious dual aspect sitting room. The sitting room enjoy double doors out to the rear garden, an open fireplace with a decorative stone surround and further double doors which lead through to the dining room. The kitchen offers a range of wall mounted cupboards, base units and drawers, an inset stainless steel sink, built in cooker with a gas hob and extractor hood over. The utility room is accessed from the kitchen and offers space for appliances, further worktop space, a door to the side of the property and an internal doors into the double garage with up and over doors, power and light.

The first floor offers a landing with an airing cupboard, 5 bedrooms and a family bathroom

with a bath, shower, WC and a wash hand basin. Bedroom 1 benefits from an en suite shower room and also enjoys the most fabulous views over the countryside and towards the North Coast.

OUTSIDE

To the front the property there is garden which is laid to lawn and a driveway offering parking for 3-4 cars and leads up to the front of the property and integral double garage.

The rear garden is mainly laid to lawn with mature shrub boundaries and enjoys lovely views over the adjoining countryside.

SERVICES

Mains gas, drainage, electricity and water. Please note the agents have not inspected or tested these services. The property is sold subject to all local authority charges.

VIEWINGS

Strictly by appointment with the vendor's appointed agents, Stags.

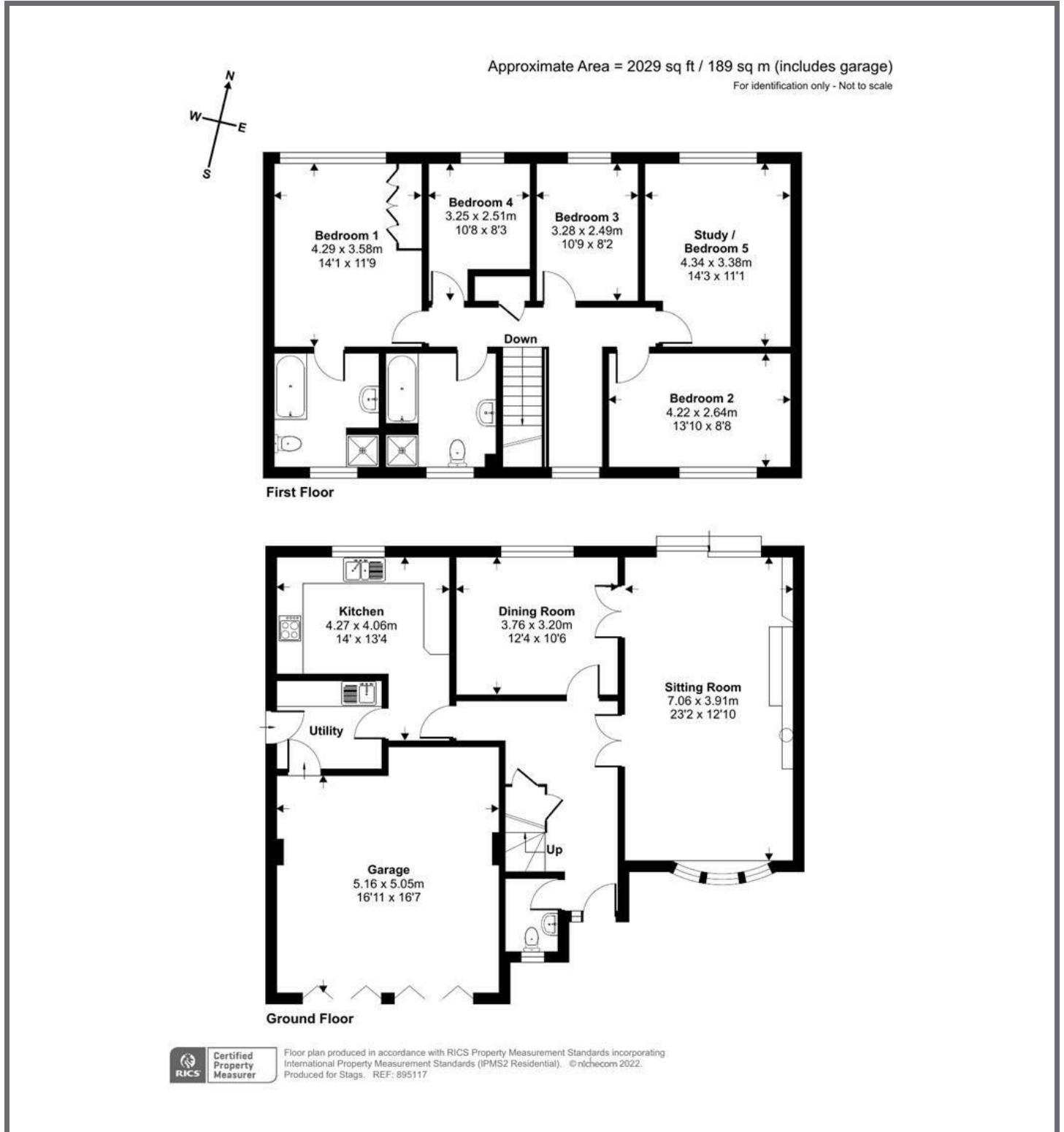
DIRECTIONS

From Launceston, head north along the B3254 road towards Bude, crossing over the River Ottery at Yeolmbridge. After approximately 5 miles, take the first left hand turn signposted Week St Mary. Continue on this picturesque country road proceeding over the crossroads and at the T-junction, turn right signposted Week St Mary. Continue through the village, passing the village centre and shortly before leaving the village you will see the property on your left.

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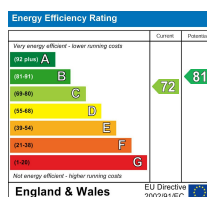


These particulars are a guide only and should not be relied upon for any purpose.

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