



turners



High Street

Combe Martin, EX34 0HT

Price Guide £265,000



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, Combe Martin, EX34 0HT

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Property Description

Occupying an elevated position within the heart of the sought-after coastal village of Combe Martin, this spacious three-bedroom dormer bungalow offers a fantastic opportunity for buyers seeking a property with huge potential to modernise and create a home tailored to their own taste and style. Perfectly positioned within easy walking distance of local shops, amenities, transport links, and Combe Martin's picturesque beach and coastline, the property combines the convenience of village living with the charm of a desirable seaside location.

The accommodation is both versatile and generously proportioned throughout, making it well suited to a range of buyers including families, downsizers, or those looking for flexible living arrangements. The ground floor comprises a welcoming and spacious lounge filled with natural light, a separate dining room ideal for family meals and entertaining, a fitted kitchen with adjoining utility room providing additional practicality, a four-piece family bathroom suite, separate WC, and a well-positioned ground floor bedroom. To the first floor are two further bedrooms accessed via a single staircase, offering comfortable and adaptable accommodation.

Externally, the property enjoys an impressive rear garden plot designed with low maintenance in mind, featuring a lawned garden area, a substantial stone paved patio perfectly suited for al fresco dining, outdoor entertaining, or simply enjoying the peaceful surroundings, alongside a large greenhouse ideal for keen gardeners or those looking to cultivate plants and vegetables year-round. To the front of the property is a

further low maintenance garden area together with a double-length garage, offering excellent off-road parking, workshop potential, or extensive storage space.

Offering generous living space, a highly convenient village-centre location, and exceptional scope for improvement, this charming dormer bungalow represents a rare opportunity to acquire a home with endless potential in one of North Devon's most attractive coastal communities.

Location

Combe Martin is a charming coastal village nestled within the picturesque landscape of North Devon. Famous for its stunning views of the Bristol Channel and its rugged coastline. With its quaint streets, traditional pubs, and local shops, the village exudes a peaceful atmosphere perfect for relaxation.

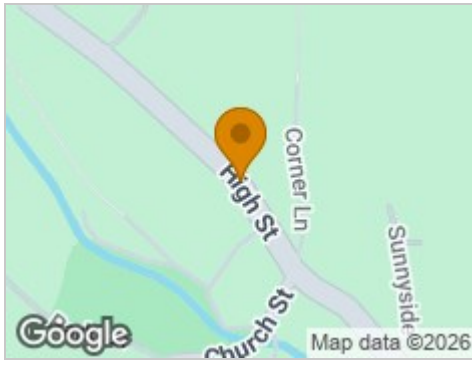
North Devon has a wealth of simply stunning golden sand beaches and has long been a mecca for British surfers. The area has recently been declared a 'world surfing reserve', one of just 12 places on the planet along with the Australia's Golden Coast and Malibu in California. For a change of scenery Exmoor National Park offers breathtaking rolling countryside, perfect for avid walkers.

Directions

From our office Follow the north-east on the High Street/A361 and follow all road signs towards Combe Martin. As you enter Combe Martin follow the A399 through the High street for 1 mile and just as you pass the Castle Inn Pub the property will be on your left hand side with a clear for sale board on display.



Road Map



Hybrid Map



Terrain Map



Floor Plan



Viewing

Please contact our Turners Property Centre Office on 01271 866421 if you wish to arrange a viewing appointment for this property or require further information.

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Energy Efficiency Graph

