turners



Corner Lane

Combe Martin, Ilfracombe, EX34 0HU

Price Guide £150,000

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Rosslyn Cottage Corner Lane

Combe Martin, Ilfracombe, EX34 0HU

Price Guide £150,000







Property Description

Situated in the heart of Combe Martin, this charming period property presents an exciting opportunity for buyers seeking a renovation project in a highly desirable coastal village setting. Ideally located within easy reach of local amenities, transport routes, scenic public footpaths and the beautiful Combe Martin Beach, the property offers the perfect balance of convenience and countryside/coastal living.

Although requiring full modernisation throughout, the home offers excellent potential to be transformed into a wonderful family residence or coastal retreat. The accommodation currently comprises three bedrooms, including a useful attic room which could lend itself to a variety of uses subject to any necessary consents. The ground floor features a spacious open-plan lounge/diner which flows naturally into the kitchen area, creating a bright and sociable living space with plenty of scope for redesign and improvement. A three-piece bathroom suite completes the internal accommodation.

Externally, the property enjoys a low-maintenance front garden, while to the rear is a sunny aspect enclosed garden offering a pleasant outdoor space to relax or entertain. The rear garden also benefits from an outhouse, providing useful storage or workshop potential. In addition, there is further space to the side of the property, currently occupied by a garden shed, offering flexibility for gardening enthusiasts or those seeking additional storage solutions.

Offering character, potential and a prime village location close to the coast, this property would be perfectly suited to purchasers looking to create a home truly their own.

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 breath-taking rolling countryside, perfect for avid walkers.

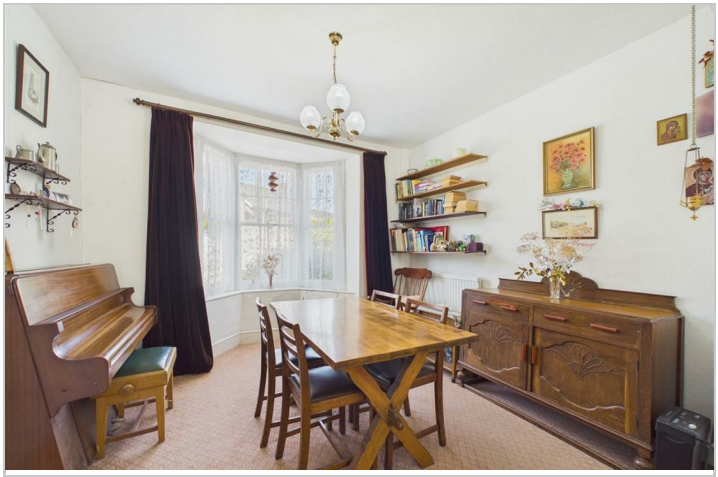
Directions

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 1.1 miles just before church street, turn left onto corner lane where the property will be situated on your right hand side just up the road.

What3words: influence.thankful.bitter

















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

