

Thorne Carter

& Aspen

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01884 33333



**Barrington Street, Devon,
EX16 6QS**

This charming Grade II listed town centre, character cottage is offered for sale with no onward chain, and would ideally suit a first time buyer or investor. An early inspection is advised for those seeking a deceptively spacious three storey property within easy access of Tiverton's extensive amenities.

£160,000

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**Description**

This charming Grade II listed town centre, character cottage is offered for sale with no onward chain, and would ideally suit a first time buyer or investor. The ground floor accommodation comprises a cosy sitting room with logburner and a modern kitchen/breakfast room, whilst upstairs, the first floor offers two bedrooms and a family bathroom. The second floor offers an exceptional attic bedroom with walk-in wardrobe. Outside, the property benefits from its own private cottage garden and parking can be found in either the local car park or on street. An early inspection is advised for those seeking a deceptively spacious three storey property within easy access of Tiverton's extensive amenities.

Situation and Amenities

Set in Tiverton town centre and being well placed to enjoy the high street shops, café's, restaurants and supermarkets of Tiverton whilst being close to open countryside, the grand western canal and highly popular Tiverton Golf Club. The link road provides rapid access to Exeter in the south and Taunton to the north with the north Devon link road provides rapid access to the glorious north Devon coasts and the many delights of Exmoor. Close at hand is the National Trust Estate of Knightshayes offering footpaths through the grounds and woodlands of this characterful cottage.

**Buying an investment? Please contact our lettings department on
01884 33333**

**Key Points**

Well presented Grade II listed town centre cottage

Ideal for first time buyer or investors

Modern Kitchen/Breakfast Room

Characterful Sitting Room with logburner

Two first floor Bedrooms

Family Bathroom

Exceptional Attic Bedroom with walk-in wardrobe

Surprisingly private rear garden

15 miles Exeter, 20 miles Taunton

Tiverton Parkway Railway Station 7 miles, 5 miles to Cullompton

EPC rating "E"

Council Tax Band "A"

Freehold

NO ONWARD CHAIN

On the Ground Floor

Heavy timber front door to

Sitting Room a charming, cosy room with outlook to the front, window seat, feature fireplace housing logburner, radiator.

Kitchen/Breakfast Room fitted in modern units comprising a generous array of both wall and base mounted cupboards, laminate worktop with inset four ring gas hob with extractor over and oven beneath, inset single drainer stainless steel sink with mixer tap, tiled splashbacks, wall mounted gas fired boiler, space for breakfasting table, stairs rising to first floor, understairs cupboard, timber effect vinyl flooring, radiator, stable door to rear garden, outlook over rear garden.



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