



Hideaway, 5a Myrtle St
Appledore, Devon EX39 1PH

Price Guide £150,000

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ESTATE AGENTS & VALUERS

Hideaway is a unique and characterful cottage in a tucked away position a stone's throw from the quayside with unrestricted on-street parking available nearby. The property is currently partially renovated and still requires works to finish off, but retains some character features and when finished would appeal equally as a permanent home or wonderful second home with excellent holiday letting potential. The accommodation comprises entrance hall, large open plan living /dining room, kitchen, two double bedrooms and bathroom.

Appledore is a quaint port and ship building village with a most picturesque quayside and narrow cobbled streets providing a range of amenities including, a mini Supermarket, Primary School, Library, places of worship, and a wide selection of Galleries and Craft Shops, together with many Pubs and Restaurants. Other nearby villages include Northam, with its Burrows Country Park offering many attractive walks, and Westward Ho! with its sandy beaches and championship Golf Course.

Hideaway is approached via a flagstone-floored covered walkway with enough room to store bikes and surfboards.

Half-glazed front door to:

Entrance Hall

Spacious hallway with laminate flooring. Door to bathroom. Stairs rising to first floor.

Bathroom

Currently unfitted but with space and plumbing for a bath, basin and WC.

Reception Room

16'9" (5.13m) x 17'8" (5.40m) max

A large L-shaped light-filled open plan living and dining area with feature fireplace and large window. There are exposed pine floorboards, beamed ceiling and built in wooden shelving to alcove, exposed painted stonework to 2 walls, 2 radiators.

Bedroom 1

16'3" (4.95m) max x 8'1" (2.48m)

Beamed ceiling, exposed painted stonework to 2 walls, large window, radiator.

Bedroom 2

11'6" (3.51m) x 8'5" (2.59m)

Fitted double wardrobe, exposed painted stonework to 2 walls, beamed ceiling, radiator. Hatch to loft space.

Landing Area

With storage cupboard, fitted with slatted shelving.

Kitchen

13'4" (4.07m) x 5'9" (1.76m) max

Fitted with a range of matching base units with roll edge work surface, stainless steel 1 ½ bowl sink and mixer tap, space for cooker, slim line dishwasher, fridge freezer and washing machine. Wall mounted boiler, beamed ceiling and exposed floorboards.

Agent's Note: The photograph of the exterior shown on the front cover of this brochure shows only part of this property at first floor level.

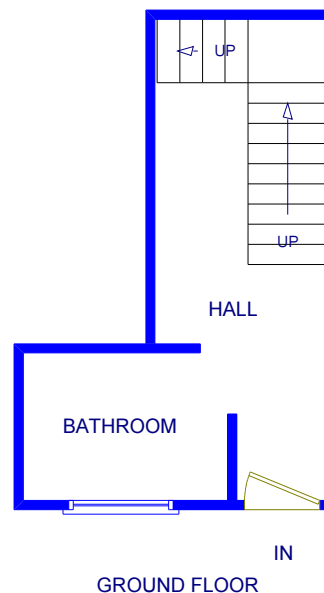
Services: Gas central heating, all mains services connected.

Energy Performance Certificate: TBC

Council Tax Banding: Formerly B but currently business rated.

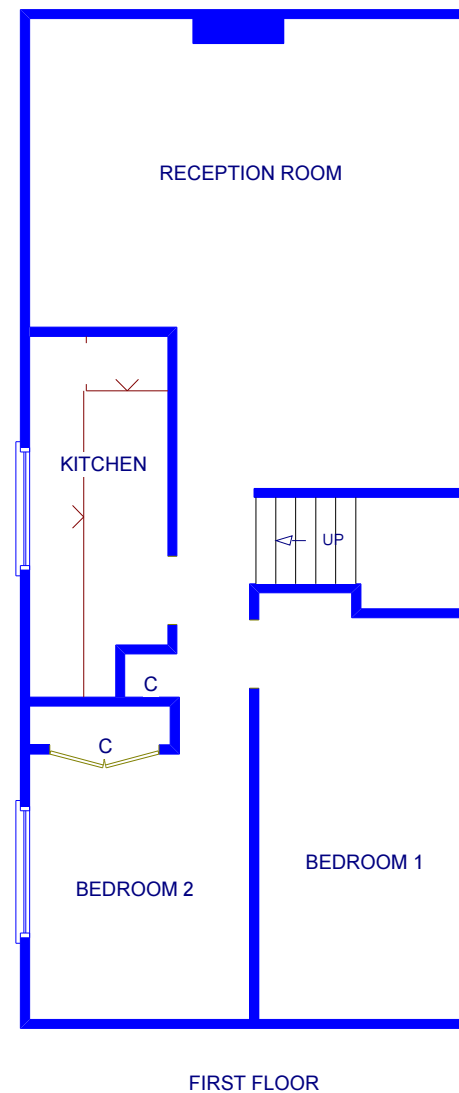
Directions

From Bideford proceed towards Northam passing the Durrant House Hotel on your right-hand side. Take the right hand turning signposted Appledore. Follow this road down the hill into Myrtle Street and park your car. Proceeding on foot turn left past Myrtle Cottage, into the driveway of Myrtles, through the gate and down the passageway where you will find Hideaway.



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NOT TO SCALE



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