

Fourways

Eggesford, Chulmleigh, Devon, EX18 7QZ

Offers in excess of £350,000

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Description

A fantastic home in rural location offering three bedrooms, sitting room with woodburner, snug with a Stanley range, kitchen, bathroom and three bedrooms. Outside there is an enclosed garden to the front with a store to the side and a patio area to the rear with a garden in excess of 300' long which is well stocked and offering lots of potential for the keen gardener.

A door leads to the kitchen with wood fronted base and wall units incorporating a double sink unit, space for a cooker and plumbing for a washing machine and dishwasher. From the kitchen there is access to the bathroom and a large 'L' shaped store cupboard and a door to the living room with a deep inglenook fireplace with bread oven and a woodburner on a slate hearth. A door also leads to the original entrance hall with stairs to the first floor and a door to the Snug with a particular feature being the solid fuel Stanley Range.

The first floor consists of three good size bedrooms with lovely views with the main bedroom having a built cupboard.

Outside there is an enclosed garden from the lane with a stone store to one side. The back door opens to a large patio with the 300' long cottage gardens having a path to the right which runs the full length, giving access to kitchen gardens, lawn and various outbuildings offering further potential.

Location

The property is situated in a most picturesque part of mid Devon and is surrounded by open countryside, having the lovely Eggesford Forest nearby with its woodland walks. Eggesford railway station is also convenient with its regular daily service to Barnstaple and Exeter. The small town of Chulmleigh is about 3 miles away and the village of Winkleigh 3 miles, with Chulmleigh College highly regarded as one of Devon's leading secondary schools. The town of Crediton is some 14 miles and the city of Exeter 20 miles.





Directions

What3Words: ///apprehend.plodded.incursion



Material Information

- EPC Rating: E
- Freehold
- Mains electricity, water and drainage
- Oil fired central heating and hot water
- Multi fuel stove to the living room and wood fired Stanley Range in the snug
- Mid Devon District Council - Band C
- Parking: Plenty of on road parking to the front

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Approximate Area = 1176 sq ft / 109.2 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Bradleys. REF: 1487001

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