



Offers In The Region Of £160,000

2 Bedroom Terraced House for sale
29 South Street, South Molton





Overview

Nestled within the heart of South Molton's desirable conservation area, this charming two-bedroom terraced cottage offers an appealing blend of character and modern convenience. Beautifully presented and available with no onward chain, this inviting home is vacant and ready for immediate possession-an excellent opportunity for first-time buyers or those seeking a savvy investment.



Key Features

- FULLY RENOVATED 2 BEDROOM TERRACED COTTAGE
- COTTAGE COURTYARD
- OFF-STREET PARKING PERMIT AVAILABLE (NOMINAL FEE APPLIES)
- IDEAL FIRST TIME BUYER OR INVESTMENT HOME
- CLOSE TO LOCAL AMENITIES & SCHOOLS
- WITHIN WALKING DISTANCE TO TOWN CENTRE
- CALL OR EMAIL FOR VIRTUAL TOUR
- WHAT3WORDS///waddle.commended.deserved





Nestled within the sought-after South Molton conservation area, this delightful two-bedroom terraced cottage presents an excellent opportunity for first-time buyers or investors alike. Welcoming you with well-balanced accommodation extending to approximately 829 sq ft, the property offers a superb open-plan layout, blending comfort with a touch of character.

Upon entering, you're greeted by a spacious lounge/diner, ideal for both relaxing evenings and vibrant get-togethers. An open-plan staircase adds a contemporary twist, while the distinctive character wall in the dining area ensures an individual finish. Beyond the living space, the kitchen breakfast room boasts integrated appliances including an oven and hob, making everyday meal preparation a pleasure.

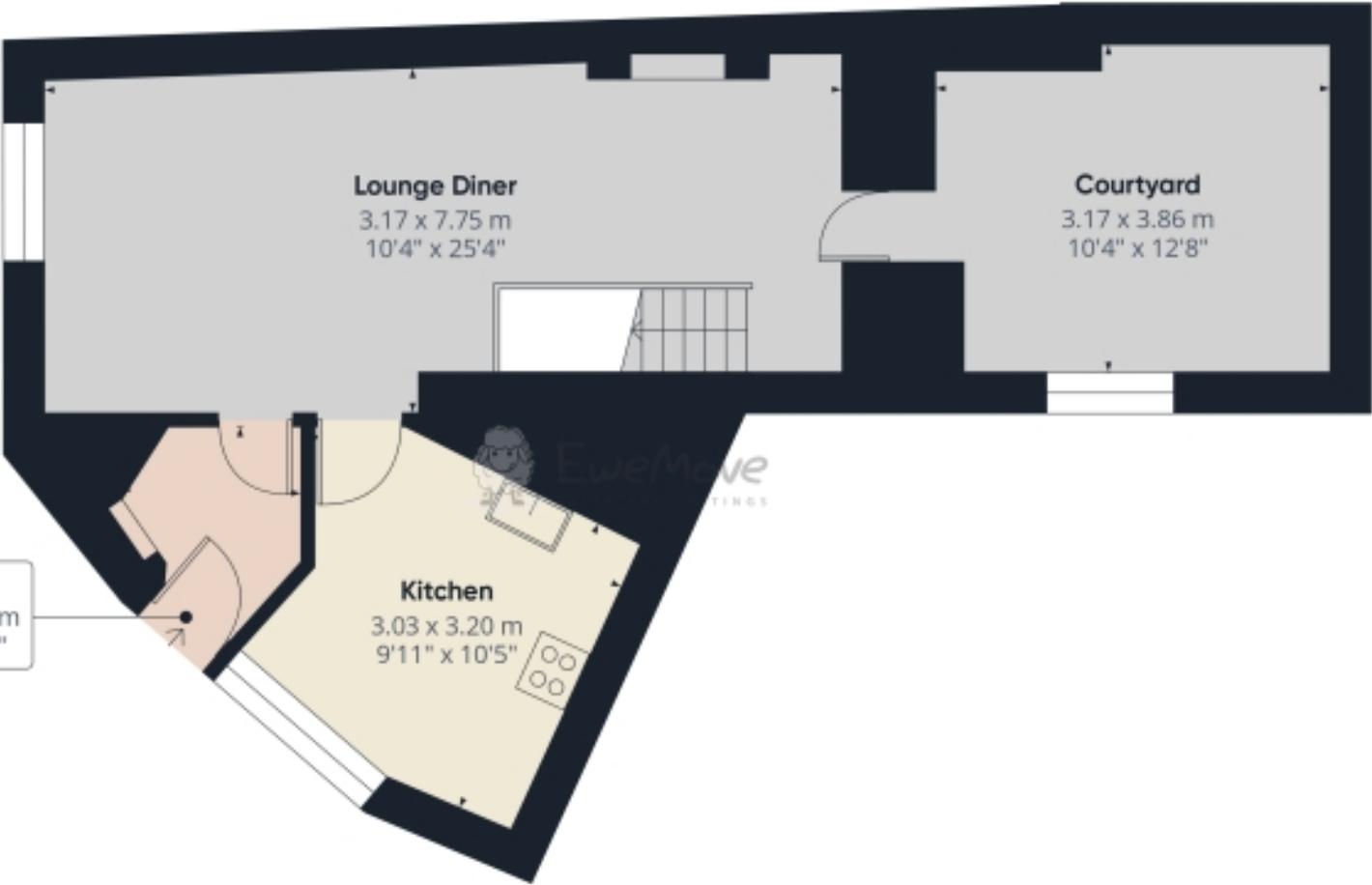
Upstairs, you'll find two well-proportioned bedrooms. The main bedroom offers built-in wardrobe storage, creating a peaceful and organised retreat, while the second bedroom is bright and versatile. Large storage space on the landing is a rare and welcome feature. The fresh family bathroom benefits from a stylish P-shaped bath complete with an integrated shower-perfect for unwinding after a long day.

Outside, the enclosed courtyard garden is an ideal spot for alfresco dining or a tranquil morning coffee with privacy assured. Parking is available on-street, with the option for an annual residents' permit.

Set within convenient reach of South Molton town centre, this attractive home enjoys close proximity to a fantastic selection of shops, lifestyle amenities, and educational facilities, including the award-winning Pannier Market. Enjoy swift access via the A361 to the stunning North Devon coastline and the lively market town of Barnstaple, each offering a wealth of recreational opportunities. Easy road links eastwards connect you efficiently to Exeter or Taunton via the M5, adding to this property's outstanding connectivity.

Available with no onward chain and vacant possession for immediate occupancy, this spotless terraced cottage truly has all the ingredients for an effortless move. Arrange your viewing today and see for yourself what makes this South Molton residence so special.

Floorplans



Approximate total area⁽¹⁾
48.4 m²
521 ft²

(1) Excluding balconies and terraces

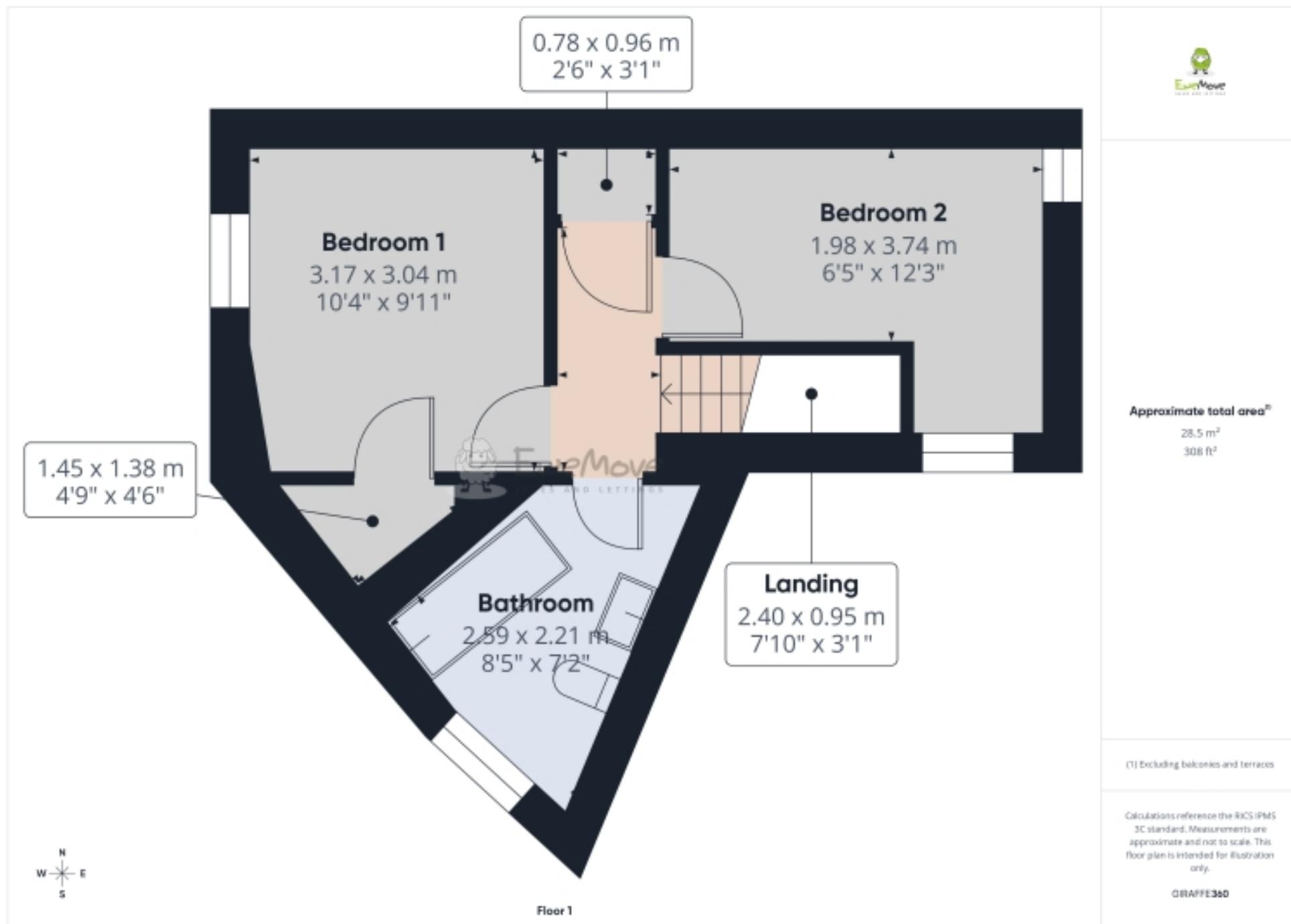
Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GRAFFE360



Floor 0

Floorplans



EPC

Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C	75 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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