



**Globe Inn, Beaford, Winkleigh, EX19 8LR**

Guide Price £395,000

**HELMORES**  
SINCE 1699

# Globe Inn

Beaford, Winkleigh

- Profitable Grade II Listed Pub & Inn
- Pretty Devon village location
- Nearly 3,000sqft of accommodation (plus cellar & loft)
- Bar, lounge & dining area, plus function / games room
- Four en-suite double bedrooms & a family room / office
- Beer garden & off-road parking for 6-8 cars
- Being sold with no onward chain
- Multiple award wins in the last 5 years





Welcome to The Globe Inn, Beaford – the quintessential English village pub! This Grade II listed pub and inn offers a profitable business opportunity in a charming Devon village location. With nearly 3,000sqft of accommodation (plus the cellar and loft which offer scope to expand further) including a bar, lounge, dining area & a function/games room, plus a sizeable kitchen, this property offers a fantastic opportunity to develop the business further. Upstairs, there are four en-suite double bedrooms and a family room/office. A wealth of original features are on show, such as the open-fire, exposed beams and stone walls.

The property also benefits from a spacious beer garden, including a covered stone chipped area with wood-burning stove and off-road parking for 6-8 cars.



The current owners renovated the pub & accommodation in 2018 and it sees regulars to the bar for an ale & bite to eat, with numerous returning guests to the B&B too.

Don't miss your chance to own a profitable and historic pub in a beautiful Devon village location. Contact Helmores Estate Agents to arrange a viewing today!

Please see the floorplan for room sizes.

Utilities: Mains electric, water, telephone & broadband, plus modern oil-tank

Broadband within this postcode: Superfast Enabled

Drainage: Mains drainage

Heating: Oil-fired central heating

Listed: Grade II Listed

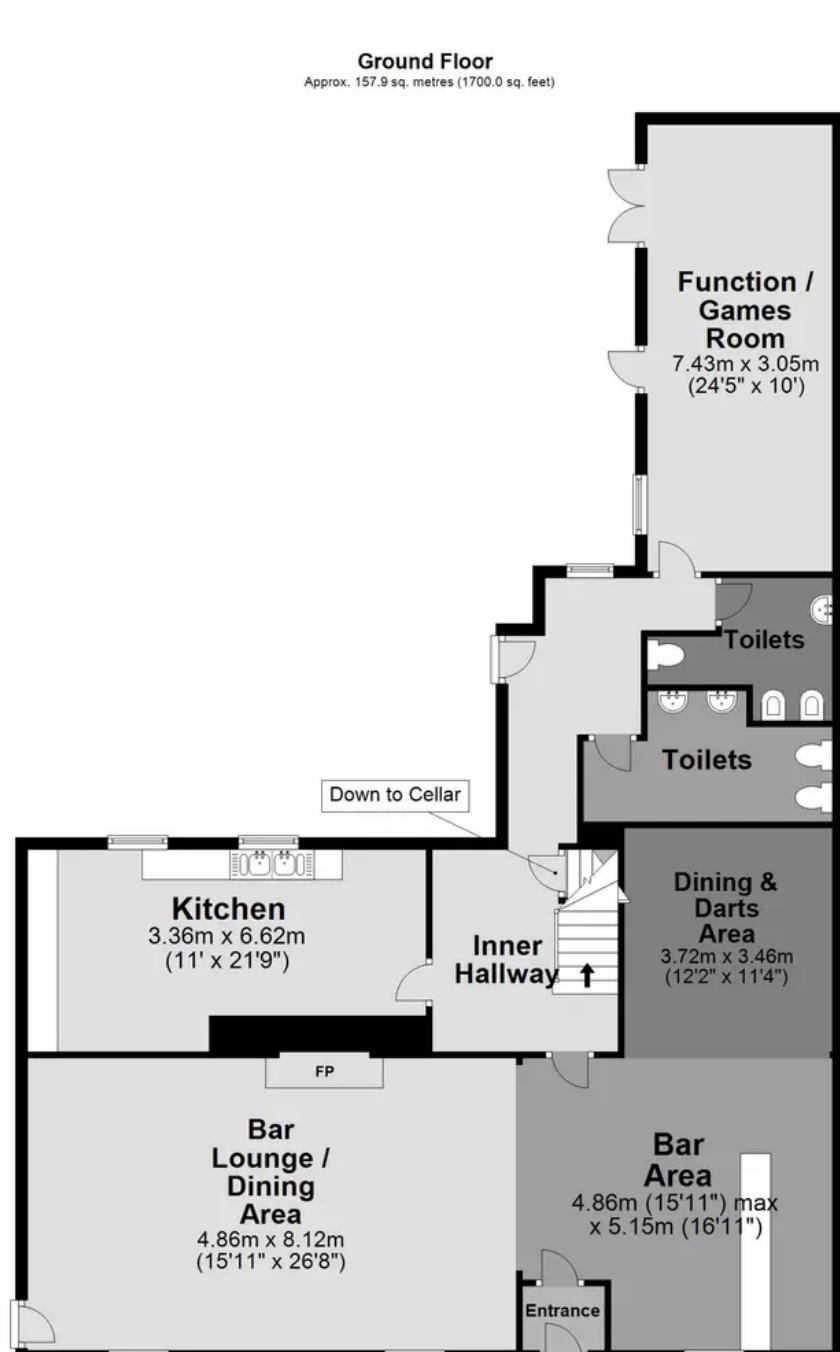
Tenure: Freehold

**VILLAGE:** Beaford is a picturesque village set in the heart of the Devon countryside. The village is surrounded by rolling hills, and its narrow lanes are lined with thatched cottages and traditional Devon longhouses. There is a real sense of community in Beaford, with a village hall, primary school, and a range of social events throughout the year hosted at The Globe Inn. The larger village of Winkleigh & the town of Great Torrington can be reached by car in 10 minutes, with North Devon beaches around 30 minutes' drive.

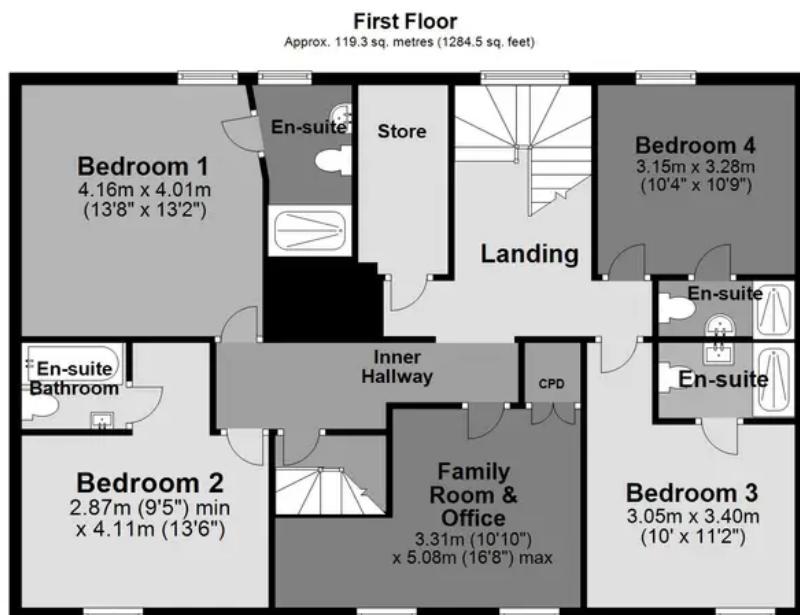
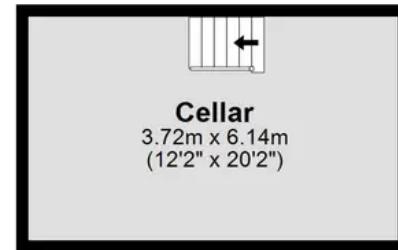
What3Words: ///polished.trendy.renovated

**DIRECTIONS:** For Sat-Nav use EX19 8LR, The Globe Inn is found in the centre of the village.

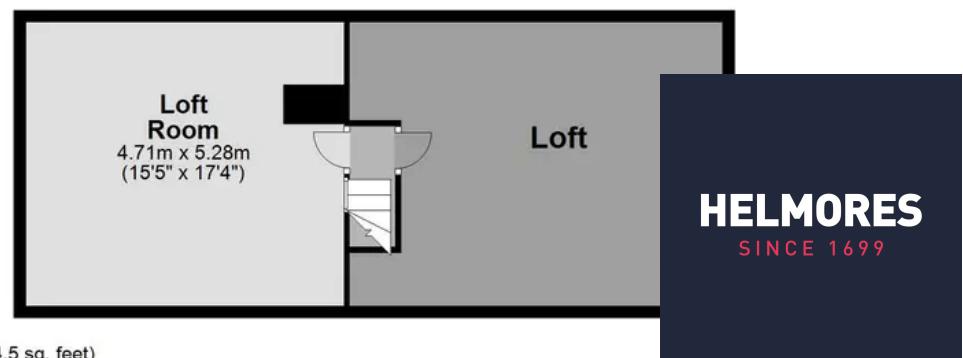




**Basement**  
Approx. 0.0 sq. metres (0.0 sq. feet)



**Second Floor**  
Approx. 0.0 sq. metres (0.0 sq. feet)



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Total area: approx. 277.3 sq. metres (2984.5 sq. feet)



## Helmores

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