



1 Feltons Houses, Bow, EX17 6EL

Guide Price £235,000

HELMORES
SINCE 1699

1 Feltons Houses

Bow, Crediton

- Semi detached house
- Cottage feel
- 3 bedrooms
- Large garden
- Plenty of storage
- Village location

1 Feltons House is located in a picturesque row of cottages through the centre of the village but has the convenience of a more modern construction (late 1960s). Bow is nestled in the heart of the Devon rural countryside with great transport links, a shop, doctors and primary school, surrounded by rolling hills and country walks.



HELMORES
SINCE 1699



The house is accessed via a shared path set up and away from the road, the entrance hall immediately gives you the cottage feel that suits this country village. There is a lounge with an inglenook fireplace where a woodburner or fireplace could easily be re-instated. The kitchen was renewed in 2019, has an integrated dishwasher, built in oven and hob and a modern tiled floor. There is room for a dining table and a large window with views to the garden. Upstairs there are 2 doubles and one single bedroom (currently utilised as an office). There's plenty of storage and a bathroom with a bath and electric shower over. The house has double glazing throughout and electric storage heaters with dual meter.

Outside there is a large, tiered garden, part of which has been laid with patio slabs and the rest is an open book which has potential to create whatever the new owner desires. Just opposite the back door there is a good sized shed with water and electric where the current owners house their washing machine and dryer along with extra storage. Next to the house are steps that lead up to the village hall and play area. There is no allocated parking with this house but there is plenty of free on-street parking and a free village car park further up the road.



HELMORES
SINCE 1699

This lovely home is waiting for its next owner to enjoy as much as the current owners have.

Please see the floorplan for room sizes.

Current Council Tax: Band B - Mid Devon 2023/24 - £1,662.55

Utilities: Mains electric, water, telephone & broadband

Broadband within this postcode: Superfast Enabled

Drainage: Mains drainage

Heating: Electric storage heaters

Listed: No

Tenure: Freehold

BOW is a hilltop village on the River Yeo. It sits at the edge of an expansive, wild piece of country, bordered by wind-swept fields of wheat, shadowed by Dartmoor in the distance. It shares a church and common history with the nearby hamlet of Nymet Tracey. 'Nymet' means *Sacred Grove* in Celtic and to the west of Bow is a 3rd millennium BC woodhenge, once a place of spiritual significance for Pagan worshippers in the area. Modern Bow is a peaceful, family-friendly village with a rustic country pub, modern doctors surgery, a popular primary school, Cooperative mini supermarket with the fantastic Bow garden centre & café just beyond.

DIRECTIONS

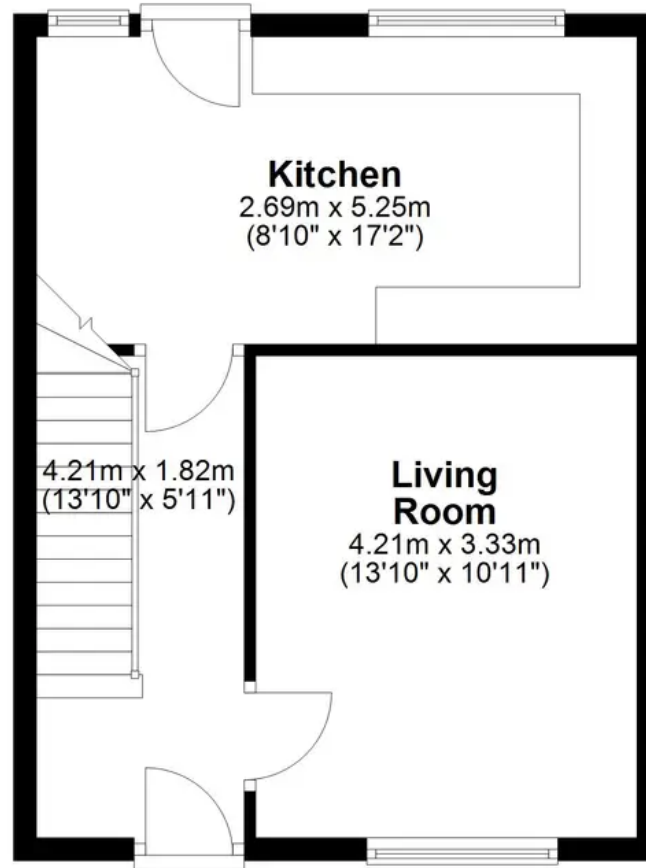
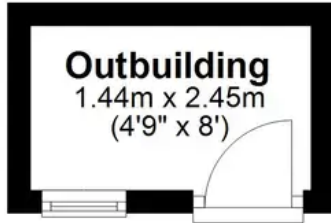
From Crediton High Street, head west on the A377, at Coplestone take a left towards Okehampton, when reaching Bow, 1 Feltons Houses will be found on the left hand side at the end of the row of Cottages..

What3Words: ///roofs.cloak.ballpoint



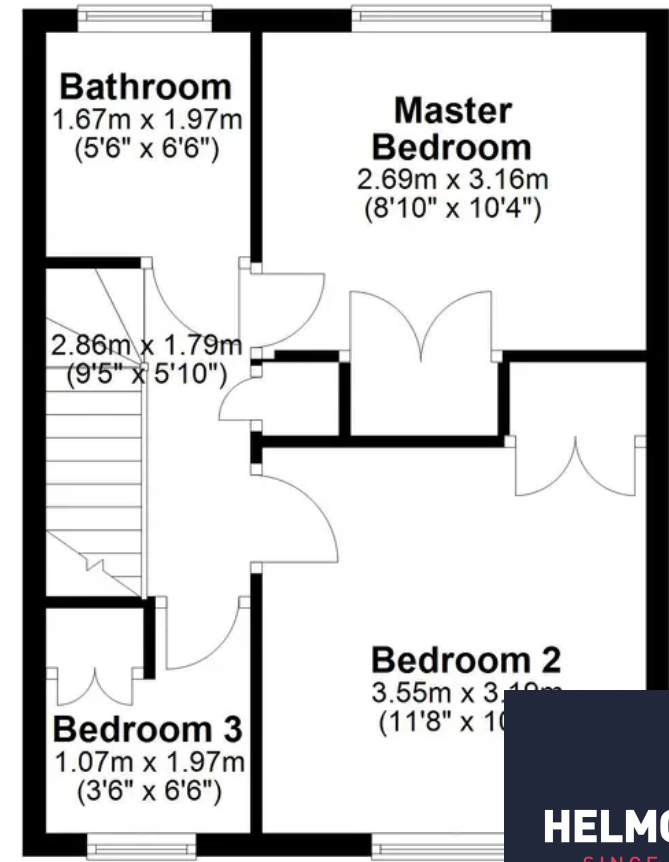
Ground Floor

Approx. 40.2 sq. metres (432.9 sq. feet)



First Floor

Approx. 35.2 sq. metres (379.2 sq. feet)



Total area: approx. 75.4 sq. metres (812.1 sq. feet)

HELMORES
SINCE 1699



Helmores

Helmores, 111-112 High Street - EX17 3LF

01363 777 999

property@helmores.com

helmores.com/

HELMORES
SINCE 1699

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.