



41 Greenway Drive, Westward Ho!, Bideford, Devon, EX39 1FG

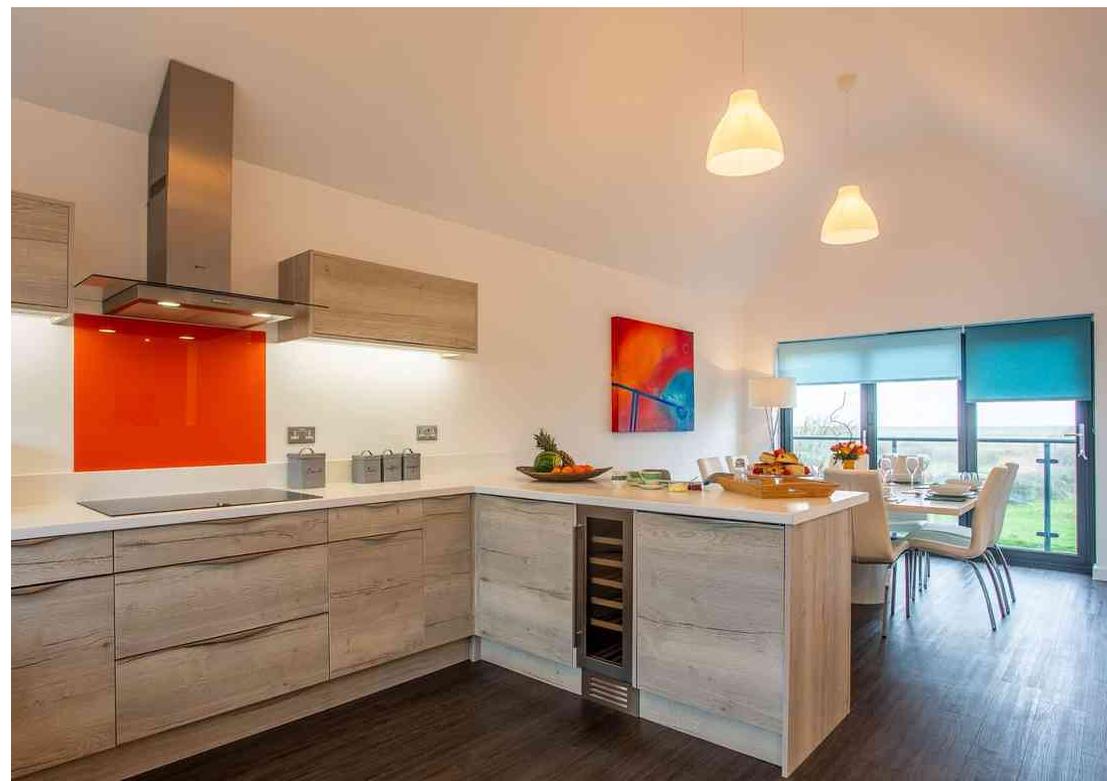
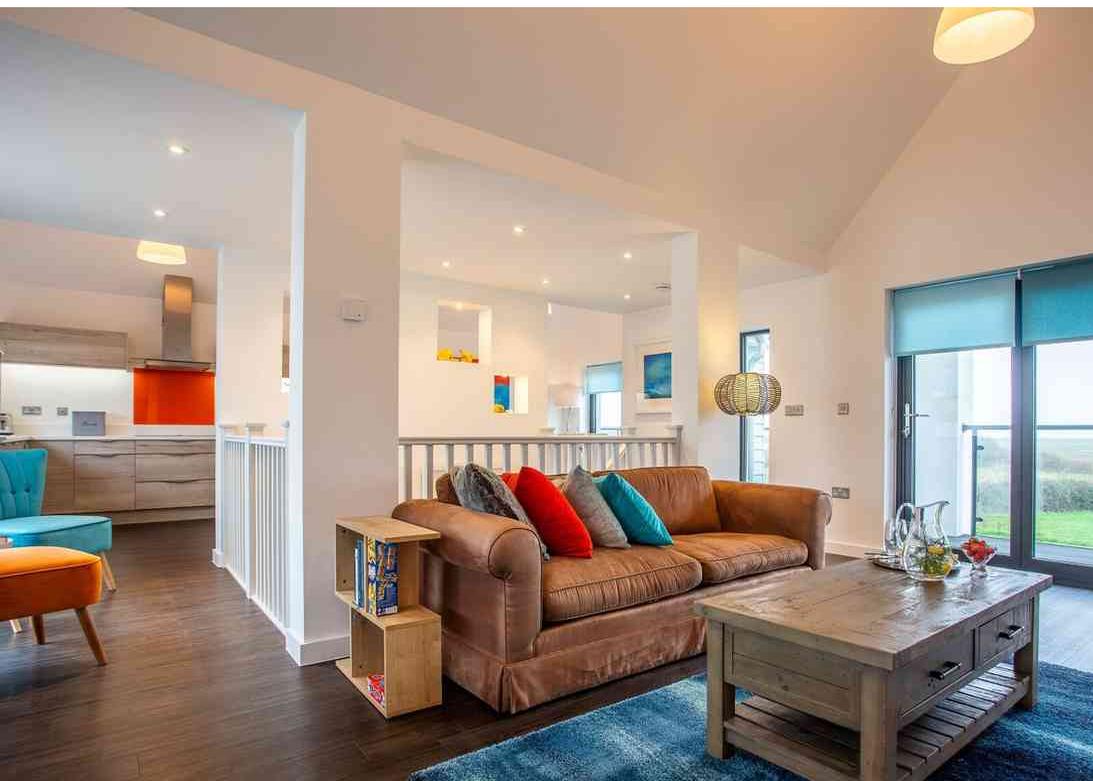


**John
Smale**
& Co. est 1900



BRITISH
PROPERTY
AWARDS
2017

GOLD WINNER
ESTATE AGENT
IN BARNSTAPLE



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Offers in Excess of £595,000

Stunning and dramatic coastal views can be promised from this cleverly designed reverse-level property, offering relaxed and easy year round beach lifestyle.

You approach this coastal style property across a landscape beach style garden, well stocked with feature architectural plants and drifts of pebbles, cobbles and chips for easy maintenance and year round interest, there is also parking space for 2 cars.

Enter the property through a glazed front door to a cheerful, bright entrance hall leading to four generous bedrooms downstairs. Bedroom one, an en-suite super king, benefits from far-reaching views and patio doors for direct garden access. The En-suite shower room/W.C is tastefully decorated in stone tiles with stylish fittings. Bedroom two, a king, again has doors leading to garden and further far-reaching views across to Saunton Sands. The third bedroom to the front is another delightful king overlooking the front garden. Finally, the fourth bedroom is a cheerful twin bedroom again overlooking the front garden. The ground floor also has a contemporary bathroom with separate shower, bath with hand-held shower attachment and WC. There is also a useful under stairs utility cupboard with washer dryer as well as a separate coat and shoe cupboard for useful extra storage.

Head up a chirpy deck-chair style striped carpeted staircase to the first floor where you will find a bright, spacious and elegant open-plan lounge/kitchen/diner, which boasts a double span glass fronted balcony. Bi-fold doors opening the living and dining areas directly onto the balcony giving a real sense of inside to outside living, offering grand far reaching panoramic views of the golf course, burrows and sea scape. This spacious balcony is great for soaking up the sun or stargazing in the evening with its big sky view and overlooks a beach inspired back garden; again well stocked with grasses and architectural plants, offering decked and tiled spacious seating and entertaining areas.

The welcoming lounge is ideal for kicking back and relaxing. The light and attractive dining area is ideal whether you're enjoying a snack at the breakfast bar or sitting down to a special meal. The kitchen is styled with driftwood effect cupboards and illuminated extractor as well as fridge, freezer and wine cooler.

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Four Bedroom Detached Holiday House
Reverse-Level Property
Kitchen/ Breakfast Room
Family Bathroom
Balcony with Sea Views
Immaculate Garden
Driveway and Parking
Glorious Westward Ho! Area
12 Month Holiday Occupancy Use



Entrance Hall

Bedroom One

King Size with Ensuite and patio doors leading to rear garden.

Ensuite

Bedroom Two

King Size with patio doors leading to rear garden.

Bedroom Three

King Size bedroom

Bedroom Four

Twin Size Bedroom

Family Bathroom

First Floor Landing

Lounge

Spacious lounge with patio doors leading to a glorious balcony.

Kitchen/ Dining Room

Immaculate open plan kitchen and dining room with a perfect breakfast bar.

Outside

Venturing outside, you can relax at the end of the day in the enclosed rear garden area where there is a patio area with garden furniture, perfect for outside dining, as well as a solar heated outside shower.

SERVICES

Electric and Central Heating

EPC: B

Agents Notes: The property has planning for use only as a second or holiday home and can be used or let out for 12 months of the year.

DIRECTIONS

From the Heywood Road roundabout on the A39, take the turning to Northam, Appledore, and Westward Ho! Pass the Durrant Hotel on the right and continue on and turn left towards Northam into Fore Street. At The Square in Northam take the road to the left of the material shop onto Sandymere Road and at the bottom turn left into Golf Links Road. Follow this road past the Royal North Devon Golf Club and the entrance to Greenway Drive is on the right.

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