



3 Jenny's Orchard



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North Tawton,, EX20 2EX

Town centre location - Okehampton 7 miles - Exeter 23 miles

A brand new 2 bedroom detached dormer bungalow located in the market town of North Tawton

- 2 bedroom detached dormer bungalow
- Separate living room
- Ensuite to bedroom 1
- Driveway parking
- EPC TBC (Predicted A)
- Open plan kitchen/dining area
- Downstairs WC
- Professional Consultant's Certificate (PCC)
- Freehold
- Council tax band TBC

Guide Price £325,000

SITUATION

An exclusive collection of five, 2, 3 and 4 bedroom dormer bungalows situated in the market town of North Tawton.

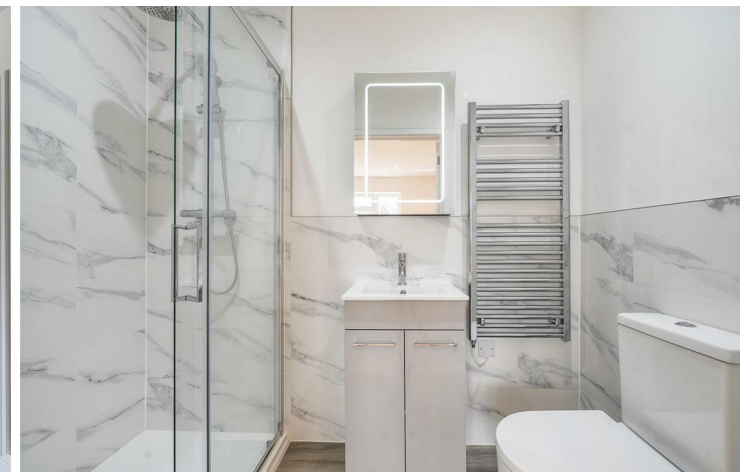
North Tawton is a small market town, set along the banks of the River Taw. The town benefits from a wide range of amenities including a convenience store, post office, medical practice, several pubs and primary school. The breathtaking expanse of Dartmoor National Park lies within easy reach, offering endless opportunities for walking, cycling, and exploring the outdoors. Combining a tranquil rural lifestyle with excellent accessibility, the town is well placed for convenient travel to Okehampton and the city of Exeter.

DESCRIPTION

This well designed two bedroom detached dormer bungalow provides a flexible layout across two floors, making it ideal for anyone in need of a versatile living space.

The ground floor opens into a welcoming entrance hall, with a convenient downstairs WC positioned to the right, leading through to the spacious open plan kitchen and dining area. A separate living room with doors opening out onto the garden, makes it the perfect layout for entertaining. Additionally, this floor also benefits from a generously sized bedroom and ensuite.

The first floor comprises a further bedroom, family bathroom and a flexible space that can be used as a study area.



OUTSIDE

This home benefits from driveway parking and rear garden.

PLOT AVAILABILITY

Plots 1 to 4 are currently available.

Plot 5 is occupied.

OTHER CONSIDERATIONS

Timber frame construction (Standard)

Professional Consultant's Certificate (PCC)

The internal photos are to show the finish only and are taken from a similar property. Some images have been created using CGI and do not show plot specific location within the development. Refer to the development plan for a general guide for location of the plot.

Floor plan is for guidance only and may vary depending on the plot.

For further information, please contact Stags.

SERVICES

Mains drainage, electric and water

Air Source Heat Pump

EV charger included

Broadband estimated speed up to 80 Mbps. Mobile coverage from EE, Three, O2 and Vodafone likely.

VIEWINGS

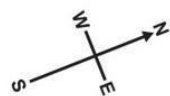
Viewing by appointment only. Contact the Stags Okehampton Office for more information on 01837 659420.

DIRECTIONS

Exit the A30 at the junction for Winkleigh, onto Exeter Road and then take the turning onto the Whiddon Down Bypass (A3124). Stay on this road for approximately 5 miles until you reach a crossroads where you take the turning to continue straight on. As you reach North Tawton, take the second exit at the roundabout and stay on the High Street until you reach The Square. Take the first right hand turn onto Market street and stay on this road until you reach North Tawton Medical Practice where you will enter their car park and follow the road to the right. The development entrance is located at the end of this road. For exact location, use the What3words below.

What3words: ///winners.commented.famed

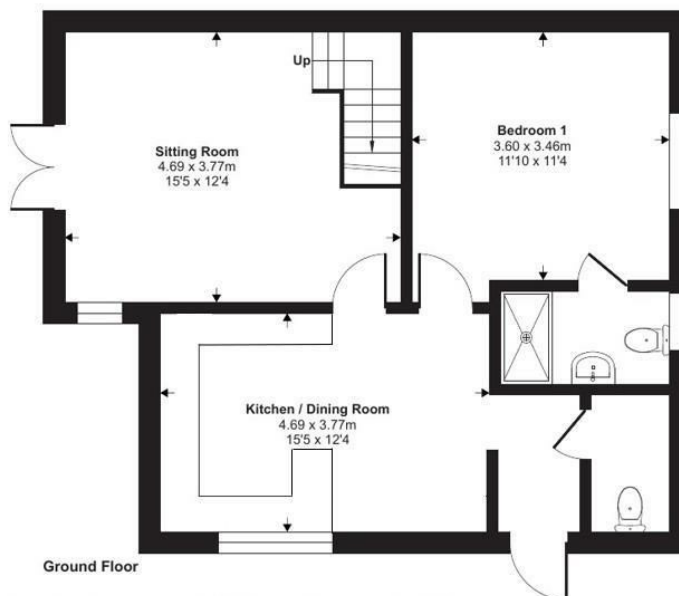




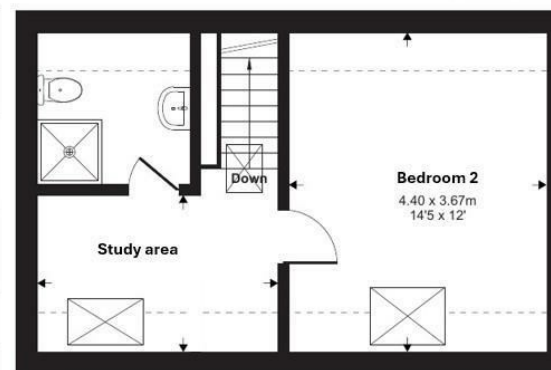
Denotes restricted
head height

Approximate Area = 854 sq ft / 79.3 sq m
Limited Use Area(s) = 74 sq ft / 6.8 sq m
Total = 928 sq ft / 86.1 sq m

For identification only - Not to scale



Ground Floor



First Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). Produced for Stags. REF: 1446361. © nichecom 2026.

IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.



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