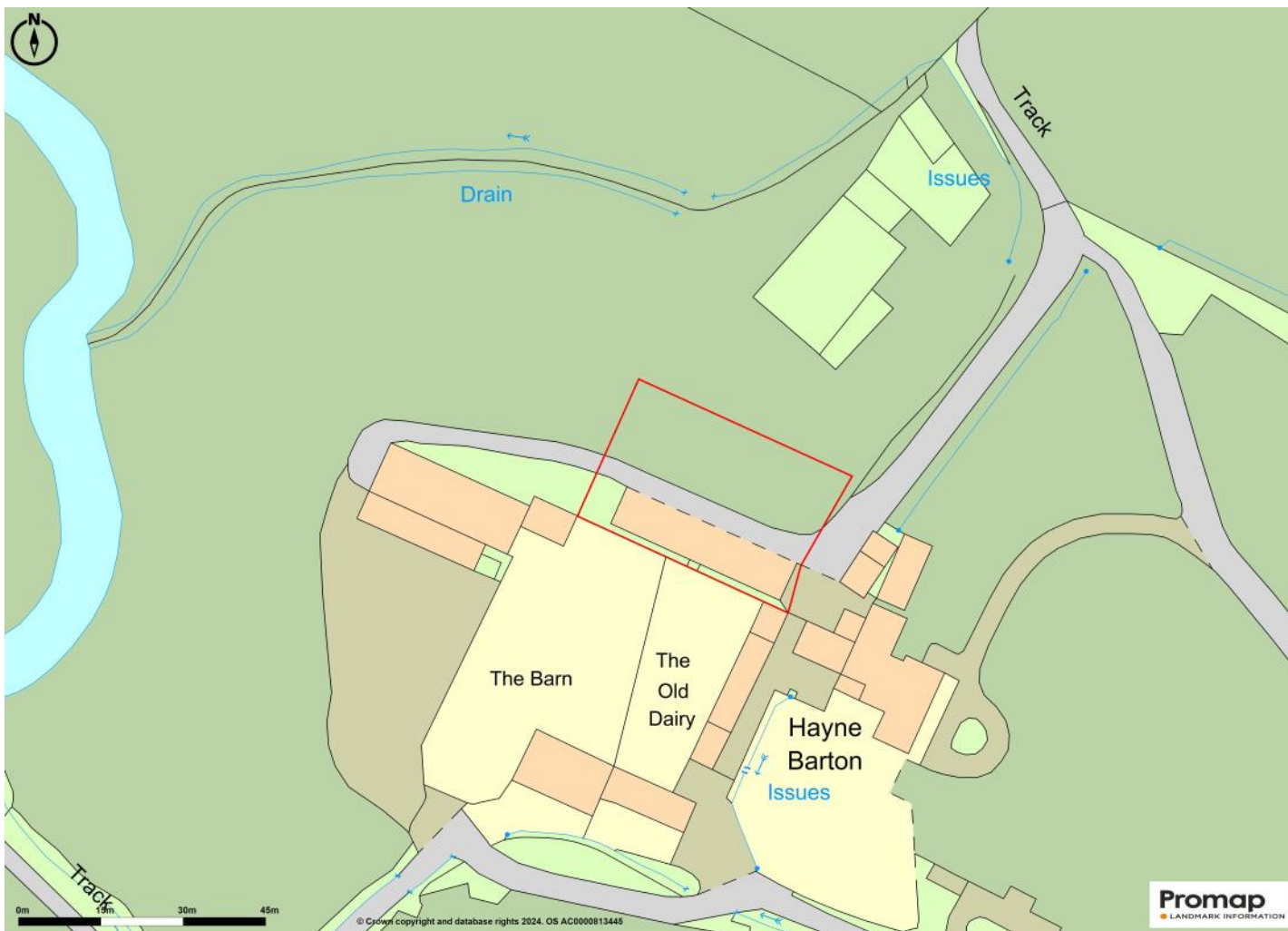


BARNs AT HAYNE BARTON

gth

NR. CULLOMPTON





in close proximity to the barns. The Vendor will grant any appropriate wayleaves and easements across their retained land for the benefit of the Purchaser. Drainage will be to a new private system to be constructed at the Purchasers expense and in accordance with Environment Agency approval.

Local Authority: Mid Devon District Council, Phoenix House, Phoenix Lane, Tiverton, Devon EX16 6PP

SITUATION

The barns occupy a rural yet accessible location within Mid Devon, lying approximately equidistant between Cullompton and Willand, but in open countryside. Cullompton lies to the south providing a comprehensive range of commercial, educational and recreational facilities as well as providing access to the M5 (J28). Mainline rail connections are available at Tiverton Parkway which lies adjacent to J27 of the motorway and situated a short distance to the north of the property. Both Exeter and Taunton are within convenient reach and afford the range of facilities befitting those of County and Regional centres.

DIRECTIONS

What3words:///grandson.picturing.submits

ADDITIONAL INFORMATION

Broadband: Broadband is available—highest available basic download speed 18 Mbps. (Openreach).

Mobile Coverage: Available via EE, O2, THREE and VODAFONE. For an indication of specific speeds and supply or coverage in the area we recommend contacting your own provider.

Flooding: The property is in an area at a VERY LOW RISK from River/Sea and Surface Water flooding.

IMPORTANT NOTICE

For clarification we wish to inform any prospective purchasers that we have prepared these sales particulars as a general guide. They must not be relied upon as statements of fact. We have not carried out a detailed survey, nor tested the services, heating systems, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. If there are points which are of particular importance to you please contact the office prior to viewing the property.



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VIEWING

Strictly by appointment with the agents
Greenslade Taylor Hunt.

5 Fore Street, Tiverton, Devon EX16 6LN

Email: residential.tiverton@gth.net

Tel: 01884 243000 | Ref: TIV240138

GREENSLADE TAYLOR HUNT
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