



PRICKINGTON ESTATES

**Ora Stone Park, Croyde, Braunton, Devon, EX33**

**Offers Over: £650,000**

*Freehold*

# Ora Stone Park, Croyde, Braunton, Devon, EX33

This beautifully refurbished three-bedroom detached house is now available in the sought-after Croyde Bay, just a short distance from the stunning beach. The property benefits from a garage and off-road parking, making it a practical yet charming coastal retreat.

The ground floor offers a spacious living and dining area, featuring double doors that open onto a landscaped garden. At the rear, the recently updated kitchen provides ample storage with its modern wall and base units. A convenient shower room is also located on this level.

Upstairs, you'll find two generously sized double bedrooms and a third bedroom ideal for bunk beds or as a cozy single room. A well-appointed family bathroom completes this floor.

The west-facing garden offers a tranquil outdoor space, with direct access to the garage via a pedestrian door. Parking is conveniently located in front of the garage, adjacent to the house.

Croyde is a picturesque village that appeals to surfers, families, walkers, and golfers alike. Its charm lies in the blend of traditional thatched cottages, modern homes, and welcoming community amenities. Visitors and residents enjoy the local pubs, restaurants, surf shops, a modern village store, and a recently upgraded children's playground. The breathtaking Croyde Bay beach and nearby National Trust walks to Baggly Point, Saunton Down, and beyond add to its allure.

The wider area offers excellent schools, with a popular primary school in Georgeham and Braunton Academy just five miles away. For golf enthusiasts, the prestigious Saunton Golf Club, known for its championship East and West courses, is nearby, offering some of the finest links golf in the UK. Additionally, the stunning beaches of Putsborough, Woolacombe, and Saunton are within easy reach.

Travel is straightforward, with the M5 and A361 providing access to Barnstaple, Braunton, and Croyde. The property is located in Ora Stone Park, near the top of the road, with the house number clearly visible for easy identification.



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		<b>83</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	<b>51</b>	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

## Pilkington Estates - Plymouth

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### Disclaimer

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