



## Lower Close, Halberton, EX16 7BA

Tucked away in a quiet and highly desirable cul-de-sac in the picturesque village of Halberton, this beautifully renovated four/five bedroom detached home seamlessly combines contemporary comfort with classic charm.

**Winkworth**

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### DESCRIPTION:

This beautifully renovated 4/5 bedroom property in the heart of Halberton offers modern living with a touch of character. Upon entering the home, you are greeted by a spacious entrance room, which leads into a central hallway. To the right, there is a versatile room that can serve as a home office or an additional bedroom, depending on your needs.

The generous lounge area is filled with natural light and provides an ideal space for relaxation and entertaining. The open-plan kitchen and dining area has been finished to an exceptional standard, with the dining space featuring patio doors that open out to a private rear garden — perfect for indoor-outdoor living. Adjacent to the kitchen is a separate utility room, adding further practicality.

Upstairs, the property boasts four well-proportioned double bedrooms and a stylish family bathroom. The master bedroom includes a walk-in wardrobe, which offers the potential to be converted into an en-suite, if desired. Each bedroom also has space for fitted wardrobes to maximise storage.

### OUTSIDE:

The property features a large driveway with parking for multiple vehicles. Despite the extensive renovations, the original garage has been retained, offering ample storage space.

This is a superb opportunity to own a turnkey home in a sought-after village location, blending contemporary finishes with functional living spaces.

Council Tax: Band D - Mid Devon

Services: Mains water, Mains electric and Main Gas

Broadband: Super-Fast Broadband Available Within This Postcode, Fibre to the Cabinet.

Mobile Signal: You are likely to get good coverage.

Tenure: Freehold

Directions:-

Using the what3words app, search:-

panting.ghosts.warp



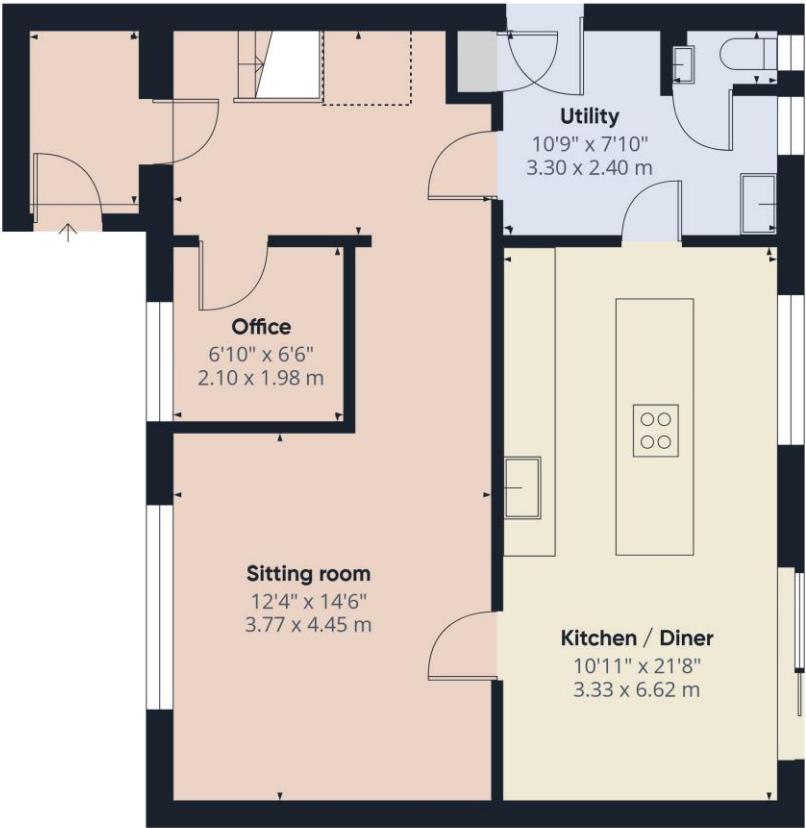


### AT A GLANCE:

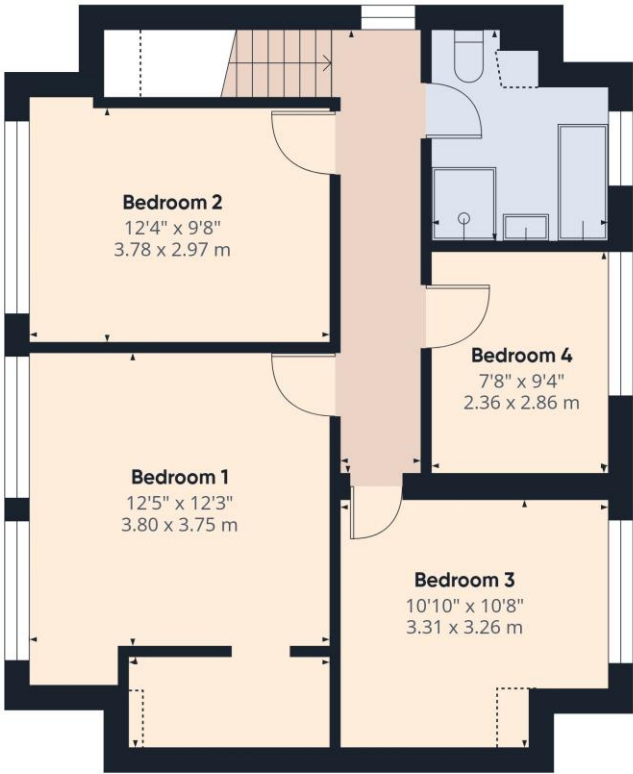
- Detached
- Large sitting room
- Office room
- Modern new fitted kitchen with integrated appliances
- Utility area
- Master bedroom with walk in wardrobe
- Three further double bedrooms
- Family bathroom with separate bath and shower

### PROPERTY INFORMATION:

- Freehold
- Council tax Band: D
- Mains electric, gas, water and drainage.



Ground



Floor 1

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

70 C

81 B

NOTICE: Whilst every effort has been made to ensure the accuracy of these sales details, they are for guidance purposes only and prospective purchasers are advised to seek their own professional advice as well as to satisfy themselves by inspection or otherwise as to their correctness. No representation or warranty whatsoever is made in relation to this property by Winkworth or its employees nor do such sales details form part of any offer or contract.

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