

INIGO



The Square

DOLTON, DEVON

SOLD

This pretty Grade II-listed four-bedroom cottage is nestled in the heart of Dolton, Devon. Tucked down a meandering lane, the cottage's history is immediately apparent, thanks to its distinctive long barrow design and wonderful thatched roof. Inside, a striking monochrome colour scheme has been artfully chosen to accentuate the exposed timber beams, wood panelling, and original lime plaster. In the extensive garden is an additional annexe, creating a separate living space surrounded by mature apple trees. Dolton is a tranquil village in North Devon with a strong sense of community and is conveniently located near the picturesque River Torridge, with plenty of opportunities for strolls amid the idyllic surroundings.

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Setting the Scene

Dolton was recorded in the Domesday Book of 1086 as “Dueltone,” a name that translates to “farmstead in the open country frequented by doves.” Throughout the subsequent centuries, it has retained its small village charm, with a historic core centred around the lovely St. Edmund’s Church in the middle of the village. The house, dating back to the 1600s, holds a prominent position in the village close to the church. This location serves as a testament to its rich heritage as one of the oldest houses in the area. For more information, please see the History section.

The Grand Tour

A quiet driveway leads to the front garden, its boundaries marked with low pebble walls and eau de nil railings painted in Farrow and Ball’s Lichen . Cutting through the front garden is a pathway leading to a front door painted in the same hue, set beneath a charming portico. This opens to a small hallway, with the main sitting room positioned to the left. The walls of the sitting room are painted in a soothing white tone, beautifully complemented by dark lacquered floorboards. These elements enhance the period features, including an inglenook fireplace with a wood burner, as well as charming built-in shelving and nooks for displaying ornaments.



The dining room mirrors the aesthetic of the sitting room and has double-aspect sash windows that bathe the room in natural light. One wall is elegantly panelled in dark oak, creating a striking feature wall that offsets the large inglenook fireplace, with ample space for storing logs on the opposite wall. Towards the rear of the house is a spacious galley kitchen with sleek slate work surfaces atop grey cabinets; an induction hob and cooker have been seamlessly integrated. Dark grey flagstones line the floor, guiding the eye towards the adjacent lean-to utility room, which has built-in cabinetry keeping the space streamlined; here, an interesting pump well has a rugged stone basin, nodding to the history of the house.

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Wooden stairs ascend to the first floor. In the main bedroom, cream cob walls add a dash of texture. In the second, the deep walls create a lovely window seat, perfect for daydreaming while looking out over the garden. In the third, currently a children's room, a dark yet cosy atmosphere is created through dark grey walls, ceilings and floorboards. There are two bathrooms. One has sleek grey tiles surrounding the bath, while the other has green glossed bonsai mosaic tiles by Claybrook Studios around the rainfall shower.

An annexe in the garden, constructed in the former milking shed, adds another mezzanine space used as a bedroom with a sitting area on the ground floor.

The Great Outdoors

The house has an expansive wrap-around garden that truly comes to life when in full bloom, further enhancing the cottage's rural setting. Nearest to the kitchen, a patio area has been thoughtfully designed for eating and entertaining alfresco. A generous lawn forms the heart of the garden, enveloped by a variety of mature foliage, including a majestic rhododendron tree and a flourishing apple tree. Skillfully crafted topiary creates an atmosphere of seclusion and privacy, despite the house's central village location.

Out and About

Dolton is a quiet village in North Devon with a strong sense of community. Despite its serene ambience, the village has an array of activities and amenities in its surrounding area. Within a few minutes walk from the house are a village shop and the renowned Neal's Family Butchers. The village has two pubs, The Royal Oak and The Ram's Head Inn, both known for their warm and welcoming atmospheres.

For nature enthusiasts, Halsdon Nature Reserve is a short distance from the house. This expansive open land is excellent for long walks. Additionally, a short drive away is the RHS Rosemoor Garden, known for its afternoon tea at its on-site kitchen. For further amenities and exploration, the historic market town of Great Torrington is close and has various grocery stores and a selection of excellent pubs.

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In terms of accessibility, Dolton can be reached via the A386 or A377, both of which connect to the country lanes leading to the village. The nearest major train station is Exeter, which provides regular train services to London Waterloo in 3 and a half hours.

Council Tax Band: D

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About

Inigo is an estate agency that specialises in selling marvellous historic homes, believing that a beautiful home is a pleasure that never ages. We connect discerning individuals with extraordinary spaces, no matter the price or provenance. Covering urban and rural locations across Britain, our team combines proven experience selling distinctive homes with design and architectural expertise.