



Area

Yarde is a ten minute walk from the pretty village of Mortehoe, featuring stone cottages, three pubs, a tea room, church, small museum and village shops. In the other direction, a walk across the hills to the little village of Lee Bay is rewarding.

Easewell Farm is adjacent to Yarde and provides a nine hole golf course and licensed clubhouse.

Yarde Farm is perfect for walkers as it is set on the footpath to Lee, which is directly linked to the coastal path.

This section of the path features:

- Rockham Bay, a secluded beach with plenty of rockpools
- Morte Point - a dramatic headland with spectacular views and the possibility of seeing seals
- Bull Point Lighthouse.

Less than two miles away is Woolacombe with its award winning three mile stretch of sandy beach and a selection of small shops and restaurants.

It's the perfect spot for surfers, and the world class surfing beaches of Croyde and Saunton are also just a short drive away.

Iffracombe lies seven miles to the East, with its pretty harbour offering boat trips for fishing and excursions along the coast or to Lundy Island.

The market town of Barnstaple is a 30 minute drive, with its shops, restaurants, Pannier Market, cinema and theatre.



To make an enquiry about Yarde Farm, or to book, please email: enquiries@yardefarm.co.uk
telephone: 01271 870110
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or write to: Yarde Farm, Mortehoe, Devon, EX34 7EH
www.yardefarm.co.uk

YARDE FARM

Self Catering Holiday Accommodation



A beautiful 17th Century farmhouse set on the stunning North Devon coastline

www.yardefarm.co.uk



Yarde Farm is a beautiful 17th Century farmhouse in Morteheo, which was carefully renovated in 2008 to create quality holiday accommodation. The character and detail have been maintained, whilst adding 21st century comforts.



Yarde, which sleeps up to six people, is set in a picturesque valley in the countryside just outside Morteheo.

Set on the stunning North Devon coastline, Yarde is available for holiday lets all year round and is situated in a designated Area of Outstanding Natural Beauty.

Some of the features include a unique turret staircase; deep window sills; a walled courtyard garden (perfect for barbeques); oak and slate flagged floors; two open fireplaces; and an imposing porch with an arched doorway and original oak beams. The property offers space, peace and tranquillity with wonderful views, whilst

being only five minutes away from Woolacombe with its beautiful blue flag beach and amenities.

Yarde is owned and managed by Roger and Kate, who will personally welcome you on arrival and ensure you have everything you need for an enjoyable stay.



The property

Ground floor

- large porch with storage space (ideal for surfboards)
- wet room with shower, WC and basin
- separate utility room with full laundry facilities
- Farmhouse kitchen, with electric oven and ceramic hob, fridge, freezer, dishwasher and microwave
- spacious dining room with open fireplace
- stylish and comfortable living room also with an open fireplace TV, freeview, DVD and stereo.

First floor (four bedrooms)

- bedroom 1 with super king bed and TV/DVD
- bedroom 2 with twin bed and TV/DVD
- bedroom 3 with single bed and TV
- bedroom 4 with single bed and TV
- modern bathroom with slate floor and porcelain tiling with fitted shower over bath.

Exterior

- ample parking
- beautiful walled courtyard style front garden
- large, enclosed rear garden
- Facilities and Services
- linen and towels
- oil central heating
- complimentary basket of logs (November-February only)
- selection of books, games and DVDs
- non smoking
- garden furniture
- travel cot
- high chair
- regret no pets
- change over day Saturday - some short breaks may be available
- New for 2011 - free Wi-Fi now available.

