



Why you'll like it!

“Beautifully presented three bedroom chalet bungalow, on generous corner plot with a garage and parking”



Bow

Situated at the end of a quiet cul-de-sac, and away from the hustle and bustle of the village, the property sits in a quiet location and yet is conveniently placed for village amenities which include public houses, county primary school, shop and places of worship. The village sits between the two towns of Crediton and North Tawton with easy access to Exeter and Okehampton and the neighbouring village of Copplestone offers a railway station connecting to the Barnstaple - Exeter line, giving easy access to both the north coast and the main Penzance to Paddington line at Exeter.

The property itself has been beautifully maintained by the current owners and is presented in excellent condition both internally and externally. The installation of French doors from both the lounge and bedroom two onto a Juliette balcony on the first floor, we feel that these are very positive enhancements along with the other improvements made along the way. The property sits on a comfortable corner plot with gardens wrapping around the house. There is a single garage and parking area to the side.



OWNERS SECRET:

We found the house to be very ‘functional’ and easy to maintain, as are the large secluded gardens. There are beautiful views to Dartmoor from the rear first floor windows.



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- ✓ Three Bedroom Detached Chalet Bungalow
- ✓ Garage and Parking
- ✓ Large Corner Plot
- ✓ uPVC Double Glazed
- ✓ Oil Fired Central Heating
- ✓ Quiet Cul-de-Sac Location
- ✓ Close to Village Amenities
- ✓ Easy Access to Exeter, Crediton, North Tawton and Okehampton



ACCOMMODATION COMPRISES:
(All dimensions are approximate)

Double glazed front door to:

ENTRANCE HALL:

With cloaks/shoe recess. Cupboard and further cloaks/storage cupboard. Radiator, stairs to First Floor and understairs storage cupboard.

KITCHEN:

8' 6"(max.) x 8' 7" (2.59m x 2.61m)
Window to front, tiled flooring, range of matching base and eye level units with worktops and single drainer stainless steel sink unit. Plumbing for automatic washing machine, space for fridge/freezer, built-in double oven and four ring electric hob with extractor canopy over.

DINING ROOM:

11' 4" x 12' 3" (narrowing) (3.45m x 3.73m)
Laminate floor and radiator. Double glazed patio doors overlooking the garden and leading into:

LEAN-TO GREENHOUSE/CONSERVATORY:

Fully glazed on three sides, with glazed roof and door out to gardens.

SITTING ROOM:

14' 0" x 13' 4" (4.26m x 4.06m)
Double glazed double doors leading to rear garden. Laminate flooring and television aerial point.

BEDROOM THREE:

10' 11"(including wardrobes) x 8' 1" (3.32m x 2.46m)
Window to front, range of built-in wardrobes and radiator.

BATHROOM:

7' 8" x 5' 2" (2.34m x 1.57m)
With low level WC, pedestal wash hand basin, panelled bath with mixer taps and shower attachment over. Radiator, extractor fan, window to front and heated towel rail.



“...Established south facing landscaped gardens”





FIRST FLOOR

LANDING:

With "Velux" roof light, door to storage area.

MASTER BEDROOM:

13' 7" x 10' 0" (average) (4.14m x 3.05m)
With built-in double wardrobes, radiator, window to front, heated towel rail and door to:

EN SUITE SHOWER ROOM/WC:

With low level WC, tiled shower cubicle with glazed door and electric shower, pedestal wash hand basin, tiled splashback, radiator, "Velux" sky light to side, extractor fan, light/shaver point.

BEDROOM TWO:

13' 7" x 8' 2" (4.14m x 2.49m)
Double glazed French doors opening out to Juliette balcony enjoying extensive views over the surrounding countryside to Dartmoor National Park. Door to the storage area and built-in wardrobe.

OUTSIDE

To the front of the property is a generous lawned garden with a variety of shrubs and hedge border along one side. Tarmac driveway leads down to the parking and garage. Paths lead round either side of the bungalow to a generous rear garden that wraps around the rear of the garage and property and enjoys a southerly aspect making most of the sun during the summer months. The rear garden is predominantly lawn for ease of maintenance, with a wide

range of flower and shrub beds and borders. The garden is a particular feature of the property. Within the gardens is a spacious timber summerhouse which is used by the current owners as a tranquil retreat for reading and unwinding.

SERVICES:

Mains electricity, water and drainage. Broadband and telephone are connected. Oil storage tank for central heating.

LOCAL AUTHORITY:

Mid-Devon District Council



This plan is for illustration purposes only and may not be representative of the property.
Plan not to scale

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COUNCIL TAX BAND: D

VIEWING:

Strictly through the vendor's sole agents:
Tavistock
01822 617243
Okehampton
01837 54080

CONSUMER PROTECTION FROM UNFAIR TRADING REGULATIONS 2008:

These particulars are believed to be correct but their accuracy is not guaranteed nor do they form part of any contract.

THINKING OF SELLING:

It is crucial to use an agent who understands the market. Miller Town & Country can offer independent advice or a valuation completely free with no obligation at a time to suit you.



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