



3 Queen Street, Tiverton, EX16 5JH
Guide Price £299,950

Welden
Edwards
Supporting your every move

This beautiful four bedroom family Victorian home sits within a sort after street close to a beautiful recreational park and local primary schools. The property offers spacious, immaculate living accommodation over three floors and is offered to the market with no onward chain.

Description

This charming and spacious family home offers versatile living across three floors and is ideally positioned next to a recreational park—perfect for outdoor play, dog walks, or weekend adventures with the kids.

The entrance hallway provides a welcoming first impression, with space for coat and shoe storage and stairs leading to the first floor. The bright and airy dining room boasts tall ceilings, a characterful open fireplace, and a generous under-stair cupboard—ideal for extra storage. To the front, the cosy lounge is filled with natural light from the bay window and features a wood-burning stove, creating a warm and inviting space for the whole family to relax.

At the rear of the home, the kitchen is well-appointed with a range of wall and base units, a breakfast bar, and space for a dining table—perfect for busy family mornings or casual evening meals. Patio doors open directly onto the garden, the perfect space to enjoy a morning cuppa or allow little ones to play outside with ease. A downstairs WC adds extra convenience to family life.

Upstairs on the first floor, the generous main bedroom includes built-in wardrobes and an en-suite shower room in a wet-room design. There is also a single bedroom and a spacious family bathroom with both a bath and a separate shower.

The top floor offers two additional bedrooms—one double and one single—making excellent use of the space, whether for children, guests, or even a home office. Both rooms also benefit from useful eaves storage.

The low-maintenance rear garden features an artificial lawn, a patio seating area for family BBQs or relaxing in the sun, and a large log shed..

Services, Council Tax and Tenure

Tiverton

Tiverton is a market town in Mid Devon with a wide range of amenities, with a range of shops, recreational and educational facilities, as well as superb travel links to Exeter and Taunton via the North Devon link road, the M5 accessible from here via junction 27.


Sales enquiries

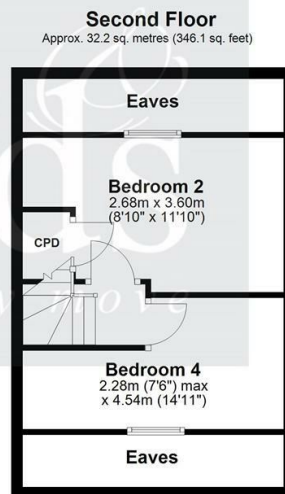
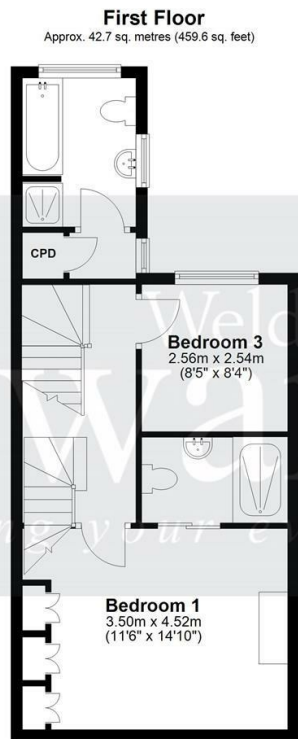
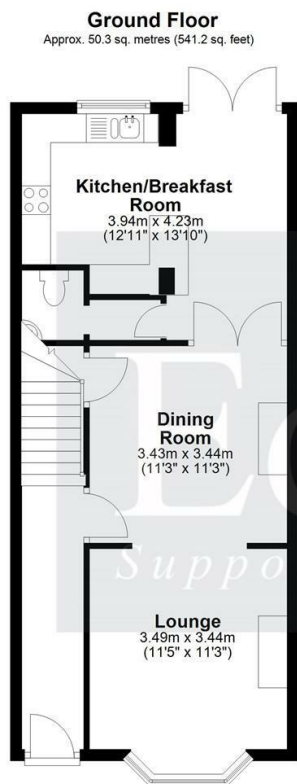
If you have any enquiries, please do not hesitate to contact the office on 01884 257997 or email us at sales@weldenedwards.co.uk.

Disclaimer

Whilst every attempt has been made to ensure our sales particulars are accurate and reliable, they are only a general guide to the property, and accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to clarify the position for you.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		81
(81-91) B		
(69-80) C		
(55-68) D	54	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 



Total area: approx. 125.1 sq. metres (1346.9 sq. feet)

This plan is for guidance only and is not to be relied upon.
Measurements are approximate.
Plan produced using PlanUp.



