

7 Janes Court, Tiverton, Devon, EX16 6LG

£1,100 PCM

Discover an exceptional four double bedroom home, nestled in a quiet and convenient location just off of the town centre. This property has been meticulously renovated from top to bottom, showcasing modern finishes and thoughtful design throughout. Please note there is no allocated parking for this property.

Description
Upon entering through the front door, you are greeted by a spacious entrance hall that offers ample room for shoes and coats.

Off the hall, you'll discover two generously sized double bedrooms along and a newly renovated shower room. Bedroom One serves as a delightful retreat, featuring patio doors that provide access to the serene rear courtyard. Bedroom Two, another charming double, is located at the front of the property. The recently updated shower room is equipped with a stylish shower cubicle, a WC, and a hand basin.

As you ascend to the first floor, you are welcomed into a modern kitchen that boasts a range of off-white wall and base units, beautifully complemented by oak-effect countertops. It's equipped with brand new appliances including an oven, hob, and dishwasher. Additionally, you'll find a spacious cupboard conveniently located under the stairs.

The impressive lounge/diner, situated at the front of the house, is a wonderful living space enhanced by a Juliette balcony, offering a bright and airy atmosphere. This room also provides ample space for a dining table and chairs, making it perfect for entertaining.

Completing this floor is a chic bathroom featuring a bath with an overhead shower, a WC, and a hand basin.

Moving up to the second floor, you will find two more spacious double bedrooms, each offering a comfortable retreat.

Outside, the property features a small courtyard at the rear, perfect for enjoying the outdoors. There is also a communal grass area for residents to enjoy.

There is no allocated parking for this property.

- Four double bedrooms
 - New carpet throughout
 - Ground floor shower room
 - Large living room with juliet balcony
 - EPC rating C
- 3 Storey property
 - New kitchen with some fitted appliances
 - Second floor family bathroom
 - Gas central heating

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		87
(81-91) B		
(69-80) C	77	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC
		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A	78	79
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

