



24 MORETON AVENUE, BIDEFORD, EX39 3AY

£265,000

A 3 bedroom semi detached house situated on in a popular and well established residential area with everyday amenities nearby, offering spacious and well presented accommodation with gardens to the front and rear as well as driveway parking and a single garage.

Situated in the popular and well-established residential area of Moreton Avenue, this well presented three-bedroom semi-detached family home offers a perfect blend of comfort, space, and practicality. Ideal for families or those looking to upsize, the property is thoughtfully laid out and boasts generous living accommodation throughout.

Upon entering the property, you are welcomed into a well-proportioned entrance hallway that leads to a spacious and bright living room, ideal for both relaxing and entertaining. The ground floor also features a sizable dining room (currently used as an office/snug/hobbies room), and a well-equipped kitchen with ample storage and workspace. Additionally, there is a separate utility area providing space for laundry appliances, along with a convenient cloakroom/WC for added practicality.

Upstairs, the first floor comprises three generously sized double bedrooms, each offering plenty of natural light and room for furnishings. The accommodation is completed by a modern family bathroom with contemporary fittings and fixtures.

Externally, this charming home benefits from a substantial front garden which is mainly laid to lawn, bordered by mature plants and shrubs, and accessed via a central paved pathway. To the rear, the property continues to impress with a private and enclosed garden, combining a neat lawn area with a raised decked section—ideal for outdoor dining or summer barbecues.

Parking is well-catered for with a driveway providing space for two vehicles, leading to a single garage located en-bloc just a stones throw from the property.

This attractive and well-maintained property offers a wonderful opportunity to move into a desirable area, within easy reach of local amenities, reputable schools, and excellent transport links.

Services: All mains services are connected
Energy Performance Certificate: D - 61
Council Tax: BAND C (£2,244.47 per annum)



For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. If there are any important matters which are likely to affect your decision to buy, please contact us before viewing the property. No responsibility can be accepted for any expenses incurred by any intending purchaser in inspecting properties which have been sold, let or withdrawn.