

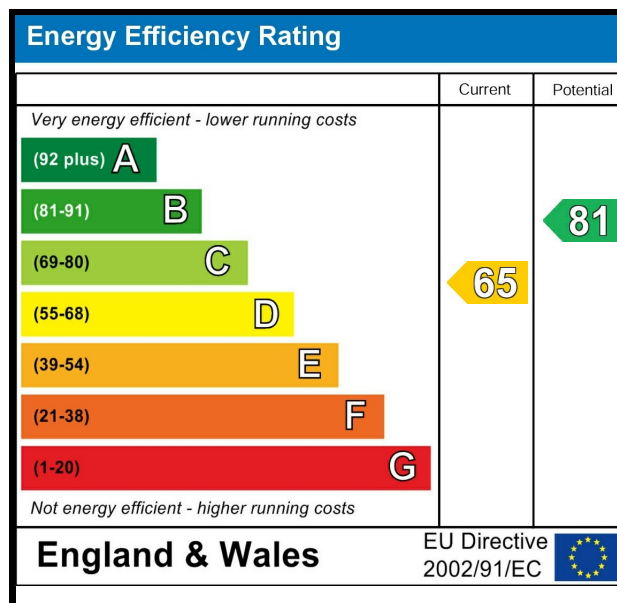


9 Dryden Road, Exeter, EX2 5BS

£350,000

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ESTATE AGENTS

- NO ONWARD CHAIN
- CLOSE TO RD&E HOSPITAL
- Lounge (south facing)
- Kitchen with South Facing Dining Room off
- Side Lobby/Utility & Shower Room/WC
- 3 Bedrooms ( 2 doubles, 1 generous single)
- Family Shower Room (1st floor)
- Sizeable South Facing Rear Garden
- Front Garden (potential for off road parking)
- Residents' On Street Permit Parking



## THE PROPERTY

A well maintained and spacious 3 bedroom semi-detached house conveniently situated in popular residential area close to the RD&E Hospital and easy walking distance of Heavitree shops & amenities and local schools.

The property comes with the home comforts of 'Hive' controlled gas central heating, uPVC double glazing, smart meter, utility/side lobby and ground floor shower room/WC, first floor shower room, sizeable south facing garden and a front garden which offers potential to convert into off road parking. Home owners in this area benefit from residents' on street permit parking.

Strong interest from families and landlords anticipated and early viewings recommended.

## SITUATION

## Directions

