



49 Argyll Road

, Exeter, EX4 4RX

Guide Price £425,000

Nestled at the tranquil end of Argyll Road on the rural outskirts of the city, this well appointed two-bedroom detached bungalow presents a rare opportunity for discerning buyers. With breathtaking views that stretch across the picturesque Duryard Valley Park to the distant hills, this property is a true gem.

Upon entering, you are met by a vestibule that leads to the entrance hall. The heart of the home is the inviting lounge/dining room, where large windows frame the stunning landscape, creating a serene backdrop for relaxation and entertaining. A patio door opens onto an expansive decking area, ideal for alfresco dining or simply enjoying the peaceful surroundings.

The bungalow boasts two generously sized double bedrooms, complemented by a superbly modernised kitchen and bathroom.

Additional features include gas central heating and uPVC double glazing, ensuring warmth and energy efficiency throughout the year.

The generous plot offers exciting potential for extensions, allowing you to tailor the space to your needs and maximise the views. A gated entrance provides vehicular access to off-road parking, with the possibility of creating further parking options in the front garden if desired.

Located on the rural outskirts of the city, this property will be in strong demand, and early viewings are highly recommended.

- STUNNING DURYARD VALLEY VIEWS
- MOTIVATED SELLER, PRICED TO SELL!
- Entrance Vestibule & Hall
- Lounge/Dining Room
- Modernised Kitchen
- 2 Double Bedrooms
- Modernised Bathroom
- Gas Central Heating & uPVC Double Glazing
- Large Decking Area & Sizeable Rear Garden
- Ample Off Road Parking (potential for more)

Viewing

Please contact our Heavitree Office on 01392 499823 if you wish to arrange a viewing appointment for this property or require further information.



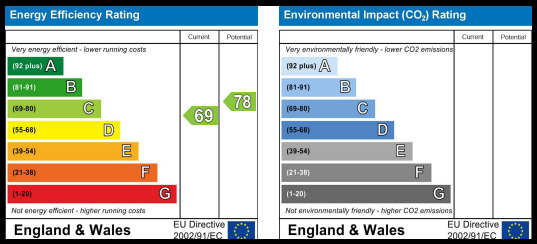
Floor Plan



Area Map



Energy Efficiency Graph



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