

**DEDMAN  
GRAY**

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Bishopsteignton, Shoeburyness

Asking Price: £790,000





Impressive 4-bed detached family home with double garage and in/out driveway in sought-after Bishopsteignton. Ground floor cloakroom, dining room, study, conservatory, utility room. Well-maintained rear garden with patio area, lawn, raised flower beds. En suite to master bedroom. Don't miss out!

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- 4 bedroom detached family residence
- Versatile living accommodation
- Ground floor cloakroom
- Dining room
- Study
- Utility room
- En suite bathroom
- Well maintained rear garden
- Sought after Bishopsteignton development
- Double garage and in/out driveway for several vehicles

#### **Reception Hall**

An impressive and spacious entrance hall entered via a double glazed entrance door with adjacent frosted double glazed windows, further double glazed Georgian Bar window to side, feature vaulted ceiling, feature return staircase to first floor with exposed wood bannister, cloaks cupboard, two radiators with decorative cover, tiled floor, doors to.

#### **Ground Floor Cloakroom**

Low level wc, pedestal wash hand basin, fully tiled walls, tiled floor, double glazed window to side.

**Lounge** 21' 7" x 12' 10" (6.58m x 3.91m)

Double glazed Georgian bar window to front, double glazed sliding patio doors to garden, feature fireplace with remotely controlled living flame gas fire, wall light points, radiator with decorative cover, coving to smooth ceiling.

**Dining Room** 11' 11" x 10' 11" (3.63m x 3.33m)

Accessed from the hall with double doors to the Lounge and open plan to the Kitchen to create an open space, double glazed window to rear, coving to smooth ceiling, radiator.

**Kitchen** 14' 0" x 11' 10" (4.27m x 3.61m)

Bright and spacious Kitchen area with open plan style living to both the Dining Room and the Conservatory, range of distressed wood base and wall mounted units with matching drawers, contrasting wall mounted display unit with plate shelf, further feature corner display units, distressed wood canopy housing extractor hood, range of granite work surfaces with inset one and a quarter bowl sink unit with chrome mixer taps and water softener, integrated dishwasher and fridge, range style cooker to remain, freestanding central island that is on a wheel base and can be moved with granite work surface extending to breakfast bar and distressed wood base units, under lighting, ladder style radiator, tiled floor, spot lights to smooth ceiling, open to Conservatory and Dining Room.

**Conservatory** 10' 9" x 9' 9" (3.28m x 2.97m)

Brick built base with Double glazed windows to side and rear, double glazed French doors to rear garden, Double glazed Victorian style pitch roof, two radiators, power and light.

**Study** 8' 4" x 8' 4" (2.54m x 2.54m)

Double glazed Georgian bar window to front, coving to smooth ceiling, skirting radiator

**Utility Room** 8' 4" x 7' 4" (2.54m x 2.24m)

Double glazed door to side, cupboard housing central heating boiler, part tiled walls plumbing for appliances.

**First Floor Landing**

Gallery style landing with exposed wood bannister, double glazed Georgian bar window to front, access to loft space, smooth ceiling, radiator.

**Bedroom 1** 19' 1" x 10' 0" (5.82m x 3.05m)

Double glazed Georgian bar window to rear, range of built in mirror fronted wardrobes, radiator, door to:







#### **En Suite Bathroom**

8' 3" x 7' 10" (2.51m x 2.39m)

Obscure double glazed Georgian bar window to front, Curved Jacuzzi bath with shower unit and complimentary shower scree, two oval shaped vanity sink units with exposed chrome taps on surfaces with base storage units, low level wc, designer vertical wall mounted radiator, spotlights to ceiling, fully tiled, tiled floor.

**Bedroom 2** 12' 10" x 11' 0" (3.91m x 3.35m)

Double glazed Georgian bar window to rear, built in wardrobe, radiator.

**Bedroom 3** 11' 5" x 11' 0" (3.48m x 3.35m)

Double glazed Georgian bar window to rear, radiator, built in wardrobe.

**Bedroom 4** 9' 10" x 7' 10" (3.00m x 2.39m)

Double glazed Georgian bar window to front, radiator

**Family Bathroom** 8' 4" x 7' 10" (2.54m x 2.39m)

Enclosed panelled bath with telephone style mixer tap and shower attachment, shower cubicle, low level wc, pedestal wash hand basin, heated towel rail, part tiled walls, obscure double glazed Georgian bar window to front.

**Rear Garden** The rear garden commences with a decorative curved patio area, feature shingle area, central lawn area, brick built raised flower beds with contrasting rear patio area and pathway, further paved patio area with pagoda, mature trees and shrubs.

**Front Garden** Mainly paved and provides off street parking for numerous vehicles, decorative plant and tree borders, door providing access to covered side with door to garage leading to the rear.

#### **Garage**

Double Garage

Double width garage with electric up and over doors, power and light, personal door to garden.









## Dedman Gray

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