

CLOSEST SCHOOLS

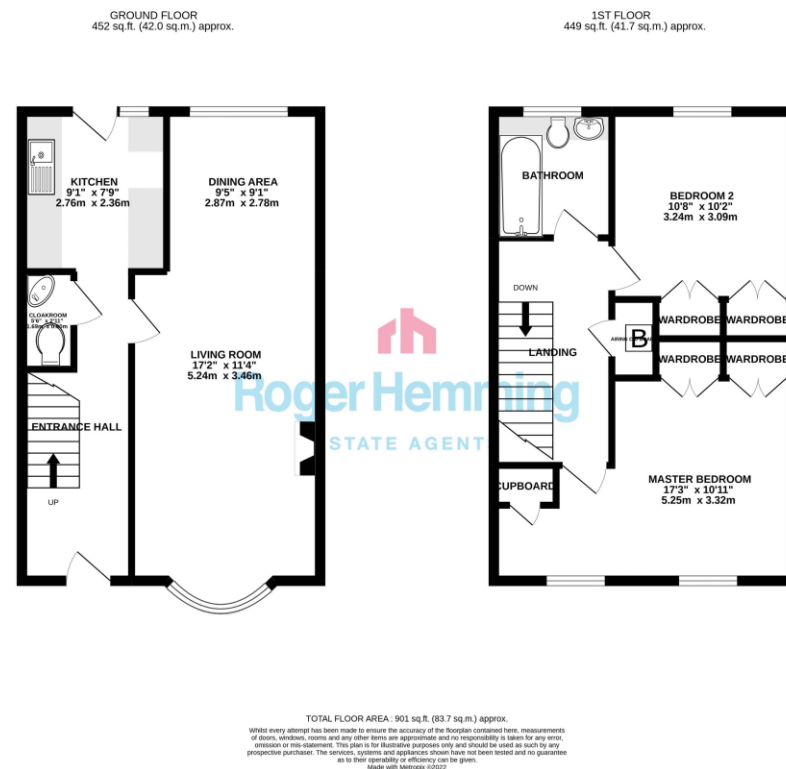
PRIMARY

Honiton Primary School
www.honiton-pri.devon.sch.uk

Littleton Primary School
www.littletown.devon.sch.uk

SECONDARY

Honiton Community College
www.honitoncollege-devon.sch.uk



LOCATION

The East Devon market town of Honiton has excellent lines of communication lying on the junction of the A30 and A35 trunk roads. The A30 dual carriageway links the town to Junction 29 of the M5 Motorway at nearby Exeter. Honiton also has a railway station with regular services to London Waterloo and Exeter. There's an international airport at Exeter with regional and continental scheduled air services. The seaside resorts of Seaton, Sidmouth and Lyme Regis are all within half an hour's drive.



FIND OUT MORE

Viewing by prior appointment:
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To see more details on this and
 all our homes go to
www.rogerhemming.co.uk



21 ERNSBOROUGH GARDENS HONITON EX14 1RX

This is a handsome modern townhouse on a small cul-de-sac development close to Honiton's town-centre. It has a cloakroom, two large double bedrooms and a bright and spacious living room with a dining area.

£290,000
 freehold

TYPE
Terraced House

BEDROOMS
2

RECEPTION ROOMS
1

BATHROOMS
Cloakroom & Bathroom

OUTSIDE
Front & Rear Gardens

PARKING
Garage & Parking

HEATING
Gas Central Heating,
Double-Glazing

ENERGY RATING
tbc



ROGER HEMMING'S VIEW...

We love these elegant neo-Georgian town houses and this example provides really spacious character accommodation within walking distance of Honiton's busy town-centre. It's been generally improved by the present owners and the uPVC double-glazed and gas centrally heated living space has a traditional entrance hall with a handy cloakroom. A glazed door leads through to a comfortable living room, which has a feature fireplace and a useful dining area. The property has a bright and modern fitted kitchen with a ceramic sink and the fitted appliances are included in the sale. Upstairs, both good-sized double bedrooms have plenty of fitted wardrobe space and there's an attractive modern bathroom with a white suite and a shower over the bath. Properties on this select development are seldom available and this example is sure to attract attention. There's no onward chain involved, so call us now to view!

"We've loved living in Ernsborough Gardens, it has such a community spirit. It's very much a community within a community."

"There are lovely views across the town from the rear here, we're certainly going to miss those!"

WHAT THE SELLERS SAY...

OUTSIDE

21 Ernsborough Gardens has a well-proportioned enclosed rear garden, paved for ease of maintenance. (Please note that there are some steps involved). The communal lawned front gardens are maintained by the residents' association. There's unrestricted on-road parking in front and a garage in a nearby block.

Honiton's High Street shops are a short stroll and the town's railway station is a ten minute walk. The coastal resorts of Sidmouth, Seaton and Lyme Regis are less than half an hour's drive.

AGENT'S NOTE: Whilst this property is freehold, there is a small charge towards the costs of the residents' association. Your solicitor will be able to provide you with details of this in due course.