



83 Scalwell Lane, Seaton, Devon, EX12 2ST

Asking Price £295,000 Freehold

- A spacious detached bungalow
- Dual aspect living room and conservatory
- Sealed unit double glazing and gas central heating
- NO ONWARD CHAIN
- Desirable, convenient location
- Some modernisation required
- Long driveway and single garage
- Two double bedrooms
- Kitchen/dining room
- Well stocked, secluded level rear gardens

83 Scalwell Lane, Seaton EX12 2ST

This is an attractive detached bungalow occupying a peaceful, desirable location within reach of the town centre and sea front. The property would benefit from some general modernisation in places but does offer sealed unit double glazing and gas central heating. The accommodation briefly comprises a dual aspect living room, conservatory, kitchen/dining room, two double bedrooms and a white suite bathroom. Outside, to the front of the bungalow a long driveway provides off road parking and leads to the single garage with remote powered door. NO ONWARD CHAIN



Council Tax Band: C



ENTRANCE

Front door leading to

LOBBY

Door leading to

RECEPTION HALL

Useful built in storage cupboards, further built in airing cupboard with insulated copper cylinder, hatch to loft space, radiator, doors leading to

LIVING ROOM

16'07" x 11'07" (5.05m x 3.53m)

A bright dual aspect room with large picture window and aspect to the front of the property with views towards countryside, tiled fireplace with surround, hearth and mantel over, radiator, TV point.

KITCHEN/DINING ROOM

18'06" x 10'10" max (5.64m x 3.30m max)

Aspect over the rear garden, fitted with work surfaces, dower units, cupboard units, shelving, space for fridge freezer, space for cooker, plumbing for automatic washing machine, breakfast bar, double drainer stainless steel sink unit, built in larder cupboard and further built in storage cupboard. Floor mounted gas boiler, tiled surrounds, door to outside and door leading to:

CONSERVATORY

7'09" x 7'04" (2.36m x 2.24m)

Aspect over the rear garden and door to outside.

BEDROOM ONE

14'06 x 10'10" max (4.42m x 3.30m max)

Aspect over the rear garden, inset wash hand basin with cupboards below, built in wardrobes, radiator.

BEDROOM TWO

12'01" x 11'09" (3.68m x 3.58m)

Aspect over the front of the property, radiator, fitted wash hand basin with cupboards below, built in wardrobes.

BATHROOM

6'02 x 5'11" (1.88m x 1.80m)

Fitted with white suite comprising panelled bath with hand rails and fitted shower, wash hand basin with cupboards below, low level WC, chrome heated towel rail, fully tiled walls.

OUTSIDE

To the front of the property, a long driveway provides off road parking and leads to the single garage with power, light, courtesy door to garden and powered, remote up and over door. The front garden is laid out with ease of maintenance in mind being with flower and shrub borders. To the rear is an impressive, level, fully enclosed landscaped garden with lawn, extensive array of mature specimen plants, shrubs and small trees. Greenhouse, garden shed and covered drying area.

AGENTS NOTE

We are advised this property is of steel frame construction

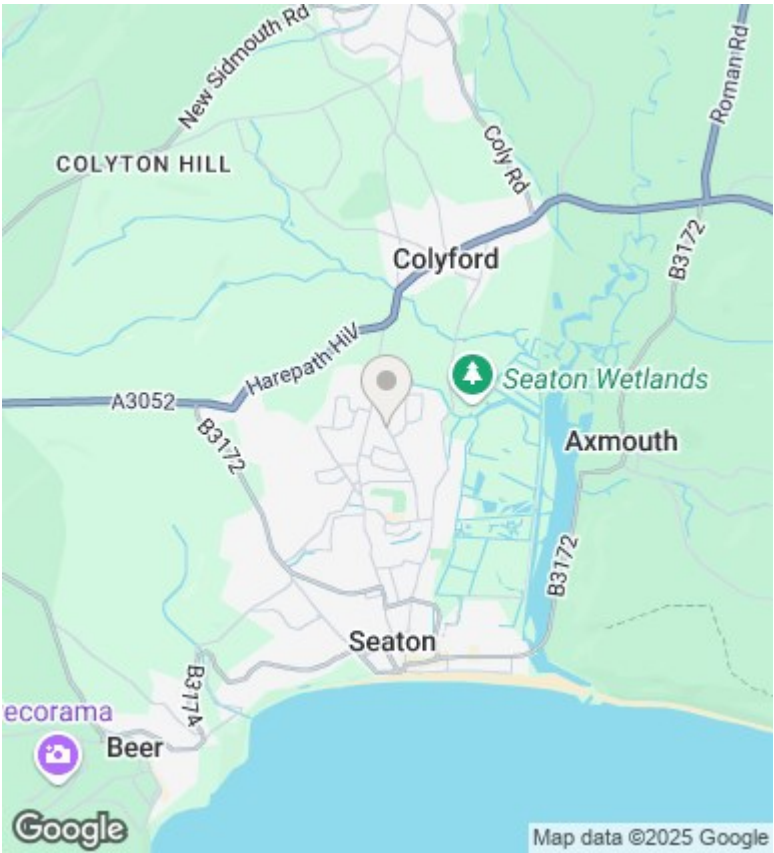
Directions

Viewings

Viewings by arrangement only. Call 01297 24022 to make an appointment.

Council Tax Band

C



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 