



SIMPLY GREEN

.....
Lime Tree Walk

Newton Abbot
.....

3 BED TERRACED

- ◆ MID TERRACE FAMILY HOME
- ◆ SOUGHT AFTER LOCATION
- ◆ THREE BEDROOMS
- ◆ GROUND FLOOR WC
- ◆ LOUNGE
- ◆ DINING ROOM
- ◆ KITCHEN
- ◆ BATHROOM
- ◆ FANTASTIC FIRST TIME BUY
- ◆ TENURE - FREEHOLD. EPC - E. COUNCIL TAX BAND B

The property is situated in a sought after area on the outskirts of Newton Abbot and is located near a well-regarded primary school and two secondary schools, church, countryside walks, Sainsbury's and a bus stop. Viewing comes highly recommended to appreciate the accommodation on offer!

The market town of Newton Abbot is less than 2 miles away and offers a wide range of amenities including shops, supermarkets, further education facilities, a leisure centre with a swimming pool, various sports clubs, parks, a mainline railway station to London Paddington, a bus station and A380 dual carriageway to Exeter and Torbay. With accommodation briefly comprising of Lounge, Dining Room & Kitchen, with Ground Floor WC. To the first floor, 3 good sized bedrooms can be found, with a family bathroom and WC. Well maintained front and rear gardens.



Accommodation

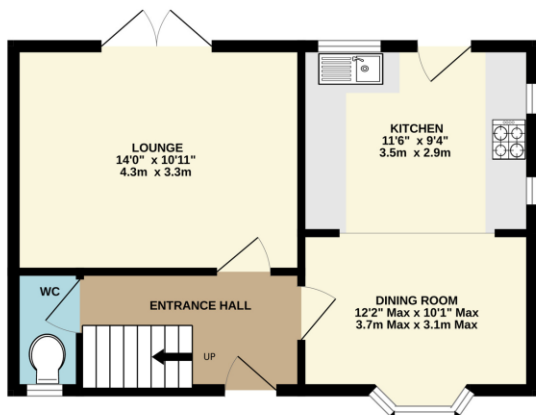
UPVC door opening into entrance hallway with stairs to 1st floor doors to all rooms, central heating radiator, smoke alarm. Under stair storage and cloakroom with door to Ground Floor WC, with low level WC, tiling to flooring and window to the front. Consumer unit housed overhead. To the Lounge, there are double glazed French Doors opening into the rear, with a range of power points and central heating radiator. Laminate to flooring. To the dining room there UPVC double glaze windows to the front bay with distant views. Central heating radiator, power points, opening leading into Kitchen. The kitchen comprises of a range of wall & base units, worksurfaces with space for washing machine dishwasher and fridge freezer, integrated cooker and hob insert sink with mixer tap. Door opening into the rear gardens, with double glazed window to the rear. There are also two timber framed single glazed windows to the side.

First Floor Accommodation

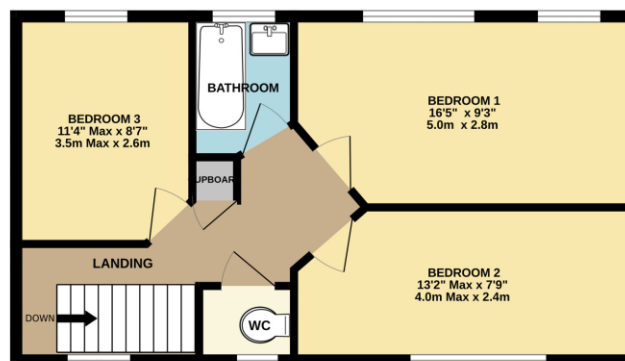
Landing gives access to all bedrooms, double glazed window to the front, access to the loft space and storage airing cupboard with water tank and shelving. Doors to Bedroom One comprising of double glazed windows to the rear, central heating radiator, power & media points, and fitted wardrobe storage. Bedroom two with UPVC double glaze windows to the front giving far-reaching views towards Dartmoor, central heating radiator and power points. Bedroom three with UPVC double glaze window to the rear, central heating radiator & power points. Bathroom comprising of bath and shower over with glass screen, hand wash basin. Central heating radiator, tiling to full height. Vanity mirror with lights and shaver point. Obscure glass double glaze window to the rear. Separate WC with low-level WC, obscure glass double glaze window to front.



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Outside

To the front of the property, there is landscaped gardens with steps leading to the front, with a range of shrubs and bushes and further steps leading down the side access. The rear gardens are of an easterly orientation. To the rear of the property is patio seating area with side access gate, steps leading up to a lawn and garden area. Landscaped garden pathway leading to the rear garden shed and patio seating area with a range of mature shrubs and bushes and lawn space.

EPC: E

COUNCIL TAX BAND: B

TENURE: FREEHOLD

For more information on this house or to arrange a viewing please call the office on:

01626 798440

Alternatively, you can scan below to view all of the details of this property online.



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