



SIMPLY GREEN

.....  
The Churchills

Newton Abbot  
.....

## THREE BEDROOM DETACHED

- ◆DETACHED HOUSE
- ◆3 BEDROOMS
- ◆GARAGE AND OFF ROAD PARKING
- ◆TWO STUNNING BATHROOM SUITES
- ◆REVERSE LIVING ACCOMMODATION
- ◆WELL PRESENTED THROUGHOUT
- ◆OPEN PLAN LOUNGE DINING ROOM
- ◆FITTED KITCHEN
- ◆LANDSCAPED GARDENS
- ◆TENURE - FREEHOLD

No onward chain! Located in the sought-after area of Highweek, Newton Abbot, this beautifully presented three-bedroom detached house on The Churchills is perfect for modern family living. The property boasts an upside down layout, with a spacious open-plan lounge dining room, and contemporary fitted kitchen. The home offers two stylish bathroom suites, both finished to a high standard, ensuring comfort and luxury throughout, with three well proportioned bedrooms. Externally, the house features a garage and well-established landscaped gardens, providing a tranquil outdoor space for relaxation or entertaining. With no onward chain, this property offers an exceptional opportunity to settle in one of the most desirable areas of Newton Abbot



## **Accommodation**

Upon entering the home through the UPVC door, you are welcomed into a bright entrance hallway featuring a central heating radiator, tiled flooring, and stairs rising to the first floor. Off the hallway is Bedroom One, which includes a UPVC double-glazed window overlooking the front, central heating radiator, power points, and wardrobes with a range of drawers, shelving, and hanging storage. Bedroom Three is also located on the ground floor, featuring solid wood flooring, a UPVC double-glazed window, power points, and a central heating radiator. The ground-floor bathroom is a modern, stylish suite with a washbasin and mixer tap, tiled splashback, vanity storage, a vanity mirror with a shaver point, a hidden cistern low-level WC, and a walk-in shower. The bathroom is complete with a frosted window, tiled flooring, a wall-hung storage unit, and a central heating radiator.

## **First Floor Accommodation**

From the hallway, stairs rise to the first-floor landing, offering access to Bedroom Two, which includes UPVC double-glazed windows to the front, fitted wardrobe storage with shelving and drawers, power points, and a central heating radiator. The first-floor bathroom is another contemporary suite with a panelled bath, mixer tap, shower attachment, low-level WC with hidden cistern, and a wall-hung washbasin with mixer tap. The bathroom features tiled surrounds, tiled flooring, a frosted window, a central heating radiator, and a vanity mirror with ceiling spotlights. The open-plan living area is the heart of the home, offering a lounge and dining space with dual-aspect UPVC double-glazed windows, central heating radiators, solid wood flooring, and media points. Sliding doors provide access to the rear garden, with additional access to the bright, modern kitchen. The kitchen features a range of wall and base units, pantry storage, space for a fridge-freezer, a cooker with a glass splashback and extractor fan, an inset sink with a mixer tap and spray attachment, and space for a washing machine. A UPVC double-glazed window and door lead to the rear garden, with tiled flooring completing the space.



EPC:

COUNCIL TAX BAND: D

TENURE: FREEHOLD

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

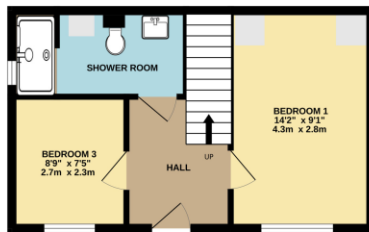
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Alternatively, you can scan below to view all of the details of this property online.

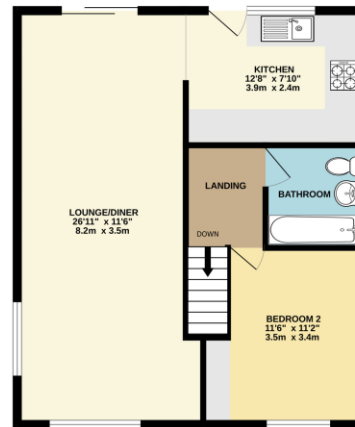


88 Queen Street  
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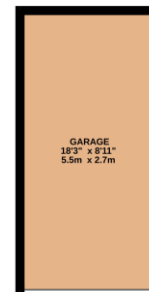
GROUND FLOOR  
329 sq.ft. (30.4 sq.m.) approx.



1ST FLOOR  
664 sq.ft. (61.3 sq.m.) approx.



GARAGE  
164 sq.ft. (15.2 sq.m.) approx.



TOTAL FLOOR AREA: 1097 sq.ft. (102.0 sq.m.) approx.

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

The front of the property features a spacious driveway leading to the garage, with a dedicated bin storage area, mature shrubs, bushes, and established trees lining the well-maintained hedges. Steps lead up to the front entrance porch, bordered by a lawn and stone chipping pathway that continues to raised garden beds, offering further privacy through established hedge rows and side access to the rear garden. The rear garden is a tranquil, well-established tiered landscape. Steps lead from the kitchen and dining room onto a level patio with a pathway, outside tap, and gated side access. The garden features beautifully landscaped beds, mature hedgerows, and a wildlife-friendly suntrap area. There is a seating area with views over the surrounding landscape, as well as a lawn and additional tiered lawns, creating a serene outdoor retreat perfect for relaxing and entertaining.