

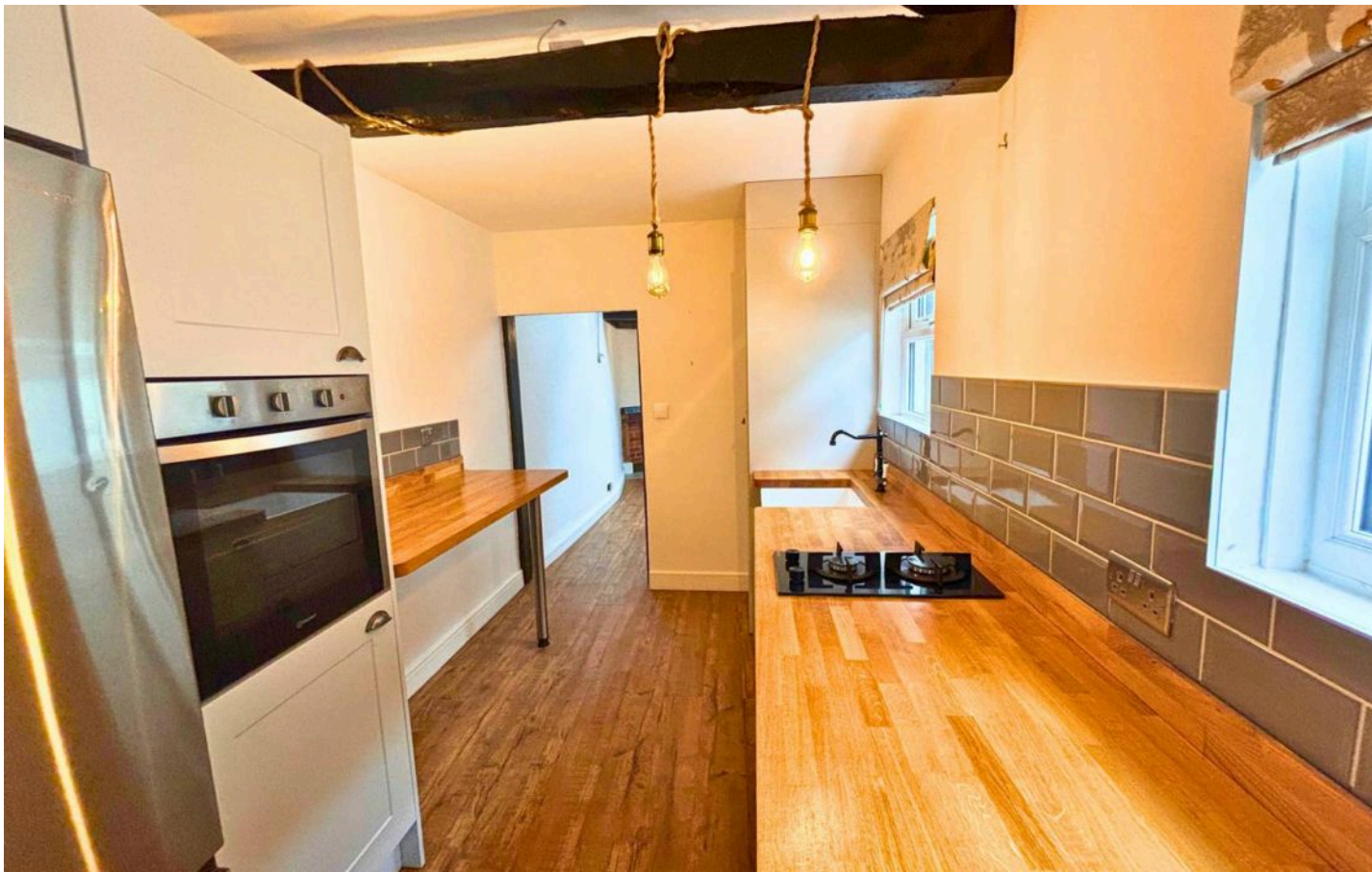


**16 Newport Street, Tiverton**

Tiverton

In Excess of **£186,000**





## 16 Newport Street

Tiverton, Tiverton

Charming 2-bed terraced house, town centre location Exposed beams, original fireplaces. Stunning kitchen and bedroom & parking incentive being offered. No onwards chain, motivated seller.

Council Tax band: A

Tenure: Freehold

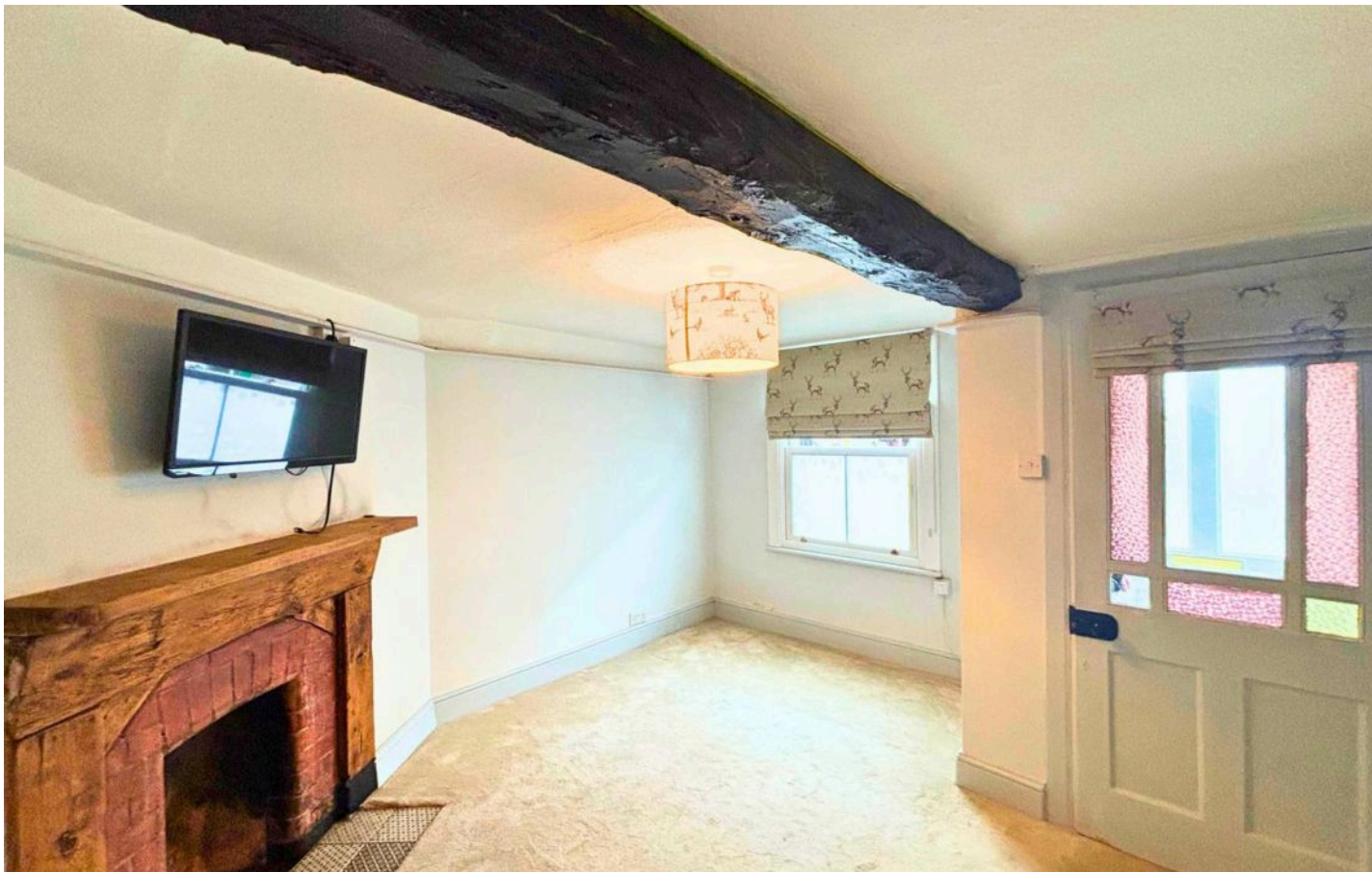
EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E

- Period property with cottage features
- Exposed beams & original fireplaces.
- No onwards chain, motivated vendor
- Parking incentive available
- 3 ground floor living spaces.
- 2 good sized double bedrooms
- Council tax band A
- Modern bathroom
- Town centre location with nearby coffee shops.
- 5 minute walk to bus station







### **Kitchen**

13' 5" x 7' 3" (4.10m x 2.20m)

Modern Galley kitchen, the room has been impeccably maintained. Excellent storage throughout, with a large free standing fridge freezer being left by the vendor.

### **Dining Room**

16' 1" x 7' 3" (4.90m x 2.20m)

A perfect space to host, natural light flows into the room, with the feature beams above accentuating the ceiling height.

### **Lounge.**

13' 1" x 11' 10" (4.00m x 3.60m)

Spacious lounge, with a feature fire place. Perfect for cosy evenings in,.

### **Bathroom**

8' 2" x 7' 3" (2.50m x 2.20m)

Modern bathroom with large shower tray. A feature towel radiator heightens the high end feel of the room.

### **Bedroom 2**

11' 2" x 12' 2" (3.40m x 3.70m)

First floor double bedroom, the room has built in storage.

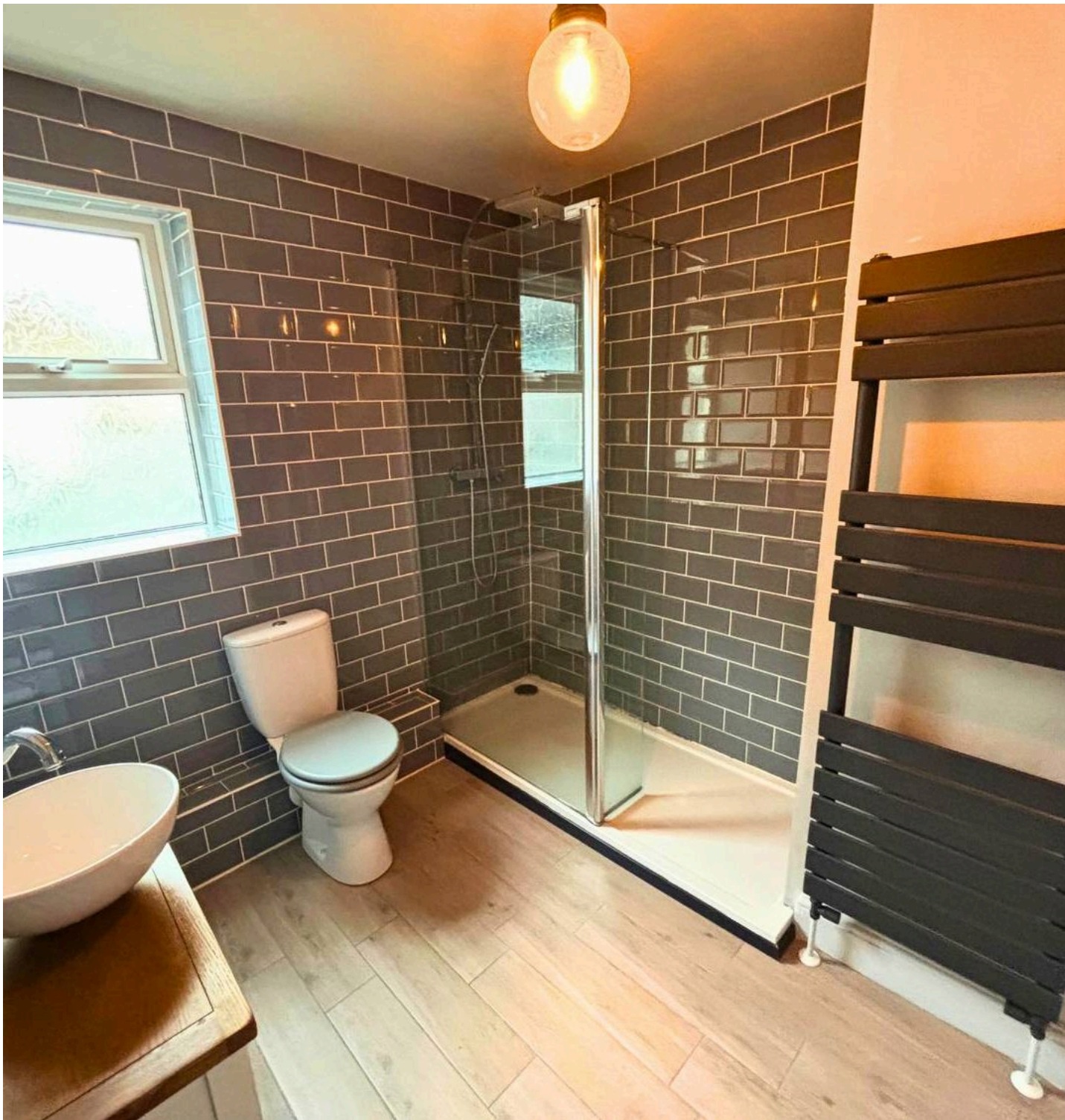


### **Principal bedroom**

13' 9" x 17' 9" (4.20m x 5.40m)

Spacious top floor bedroom with elevated views over Tiverton. The natural beams heighten the cottage feel of the room.





#### **YARD**

Low maintenance courtyard, with a shared access walkway.

#### **PERMIT**

1 Parking Space

Available as an incentive.

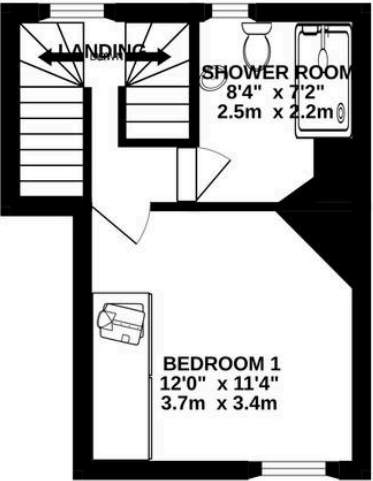




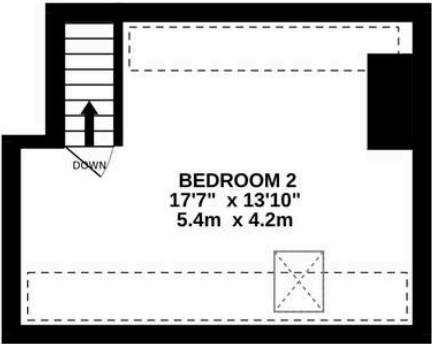
GROUND FLOOR



1ST FLOOR



2ND FLOOR



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