



Connells

Bittaford Wood
Bittaford Ivybridge



Property Description

Welcoming to the market a delightful two bedroom park home, Nestled in the heart of the tranquil and scenic Bittaford Wood, this beautiful home offers the perfect blend of comfort, privacy, and natural beauty. Surrounded by mature trees and greenery, the property enjoys a secluded woodland atmosphere while remaining within easy reach of local amenities and transport links.

Inside, the home features a spacious lounge, a well-equipped kitchen, two cosy bedrooms and en suite, and a modern bathroom - ideal for those seeking a peaceful retreat or a low-maintenance lifestyle. The outdoor space includes parking and a private garden area, perfect for relaxing or enjoying the sounds of nature.

With its picturesque setting and welcoming community, Bittaford Wood presents an excellent opportunity for those looking to downsize, retire, or simply enjoy life in a quiet, rural environment.

Entrance Hall

Double glazed door to the side elevation, door access to principal rooms, radiator

Lounge

10' 3" max x 8' 5" max (3.12m max x 2.57m max)

Double glazed windows to the front and side elevation, electric fire, coving to ceiling, French doors to dining room, radiator

Kitchen/Diner

18' max x 8' 4" max (5.49m max x 2.54m max)

Double glazed window to the front and side elevation, fitted kitchen with wall and base units, built in electric oven, 4 ring gas hob, extractor hood, one and half bowl sink and draining board with mixer tap, integrated dishwasher, space for fridge freezer, plumbing for washing machine, storage cupboard, part tiled, radiator, door access to the rear

Landing

Door access to bedrooms and bathroom, loft access

Bedroom One

9' max x 10' 7" max (2.74m max x 3.23m max)

Double glazed window to the front elevation, coving to ceiling, radiator

Bedroom Two

9' 6" max x 8' 3" max (2.90m max x 2.51m max)

Double glazed window to the rear elevation, storage cupboard, coving to ceiling, radiator, door access to ensuite

Ensuite

Double glazed window to the front elevation, shower cubicle with electric shower, wash hand basin and vanity unit, low level WC, radiator

Bathroom

Double glazed window to the front elevation, bath with electric shower over, wash hand basin and vanity unit, low level WC, part tiled, radiator





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



To view this property please contact Connells on

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EPC Rating: Exempt
 Council Tax Band: A

Tenure:

view this property online connells.co.uk/Property/IVY306999

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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