



Connells

Trematon Drive
IVYBRIDGE



Property Description

Nestled in a quiet cul-de-sac in the sought-after area of Ivybridge, this charming three-bedroom semi-detached home offers generous living space and a welcoming atmosphere throughout. The property features spacious rooms, a bright conservatory, and both front and rear gardens, providing the perfect setting for family life or entertaining.

The home also benefits from a driveway and garage, offering ample parking and storage. Being offered to the market with no onward chain, it presents an ideal opportunity for first-time buyers or investors looking to make it their dream home.

Situated close to local amenities, Ivybridge train station, bus stops, and the A38 Devon Expressway, this property combines peaceful residential living with convenient transport links, making it a perfect balance of comfort and accessibility.

Entrance Hall

Upvc door to the front elevation, stairs to first floor, tiled floor, radiator

Lounge

12' 7" max x 14' 4" max (3.84m max x 4.37m max)

Double glazed window to the front elevation, electric fire, storage cupboard, tiled floor, radiator

Kitchen/Diner

15' 4" max x 10' 7" max (4.67m max x 3.23m max)

Double glazed window to the rear elevation, fitted kitchen with wall and base units, space for washing machine, cooker, fridge and freezer, sink and draining board with mixer tap, tiled floor, radiator

Conservatory

8' 2" max x 10' 1" max (2.49m max x 3.07m max)

Upvc door to the side elevation, two radiators

Landing

Double glazed window to the side elevation, storage cupboard, loft hatch

Bedroom One

9' 5" max x 14' max (2.87m max x 4.27m max)

Double glazed window to the rear elevation, radiator

Bedroom Two

11' 1" max x 8' 5" max (3.38m max x 2.57m max)

Double glazed window to the front elevation, radiator

Bedroom Three

6' 11" max x 7' 10" max (2.11m max x 2.39m max)

Double glazed window to the front elevation, radiator

Shower Room

Double glazed window to the rear elevation, shower cubicle with electric shower, wash hand basin, low level WC, tiled floor, ladder towel rail

Front Garden

Shrubs and plants, level access

Rear Garden

Fully enclosed rear garden with plants and shrubs, pond and access to the garage

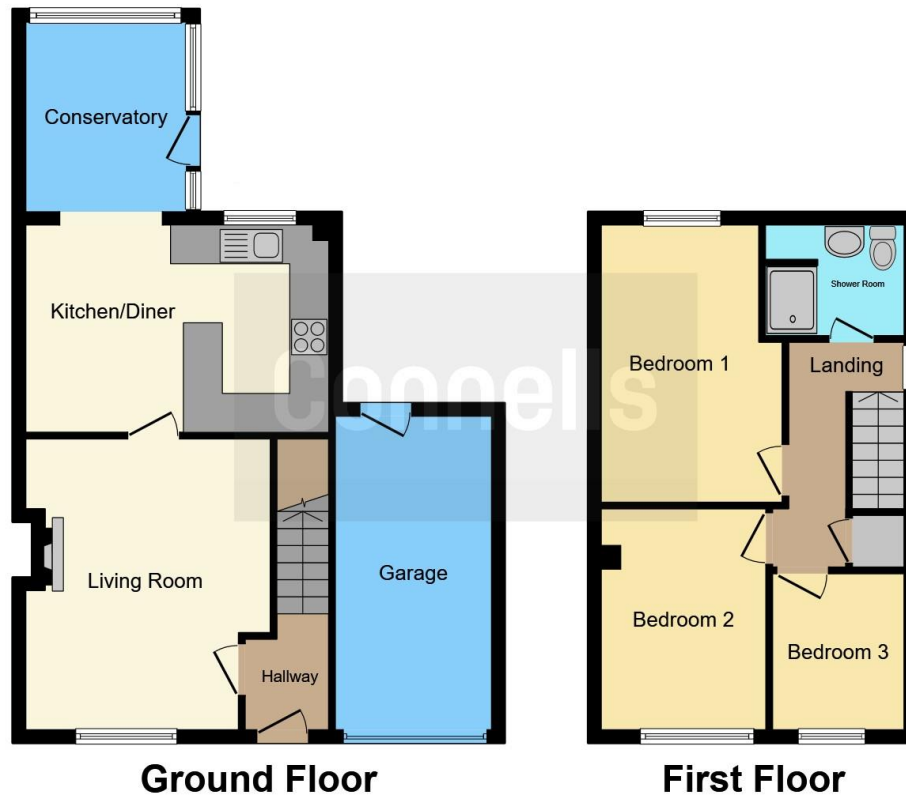
Garage

Electric roller door

Agent's Note

The sale of this property is subject to receipt of Grant of Probate. Please obtain an update from the branch with regards to the potential timeframes involved.





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

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EPC Rating: C Council Tax
 Band: C

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Tenure: Freehold



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