



Cecil Road
Exeter EX2 9AQ



Property Description

A 3 bedroom TERRACED HOUSE located in the popular ST THOMAS location of Exeter, ideal for the local shops, train station, amenities, transport links, the quay and Exeter city centre. The home has been modernised to a high standard and a credit to the current seller. Outside there is a rear courtyard garden and is also in a controlled residents parking zone where permits would be available. The accommodation comprises:- Lounge/diner, kitchen, first floor landing, 3 bedrooms and bathroom/WC.

Living Room/ Diner

13' 7" x 8' 6" max into recess (4.14m x 2.59m max into recess)

Double glazed front aspect window, door to front, laminate floor, under stairs storage, fireplace, wall mounted radiator.

Kitchen

14' x 7' 2" (4.27m x 2.18m)

Double glazed rear aspect window, double glazed door to rear, wall and base units, work surfaces, electric oven and hob with extractor over, built-in fridge freezer. built-in dish washer, plumbing for washing machine, tiling, tiled floor, cupboard housing boiler, wall mounted radiator.

Landing

Storage cupboard.

Bedroom 1

10' 10" x 9' 2" into recess (3.30m x 2.79m into recess)

Double glazed front aspect window, built-in wardrobe, wall mounted radiator.

Bedroom 2

7' 2" x 7' 8" (2.18m x 2.34m)

Double glazed rear aspect window, wall mounted radiator.

Bedroom 3

7' 9" x 5' 9" (2.36m x 1.75m)

Double glazed front aspect window, wall mounted radiator.

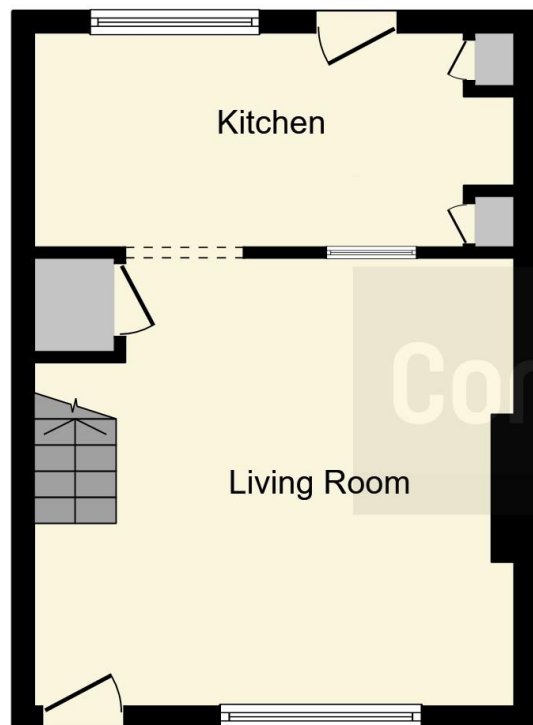
Bathroom

Double glazed obscured rear aspect window, bath with mains shower, heated towel rail, tiling, low level toilet, wash hand basin with cupboard below, tiled floor, shelving, extractor fan.

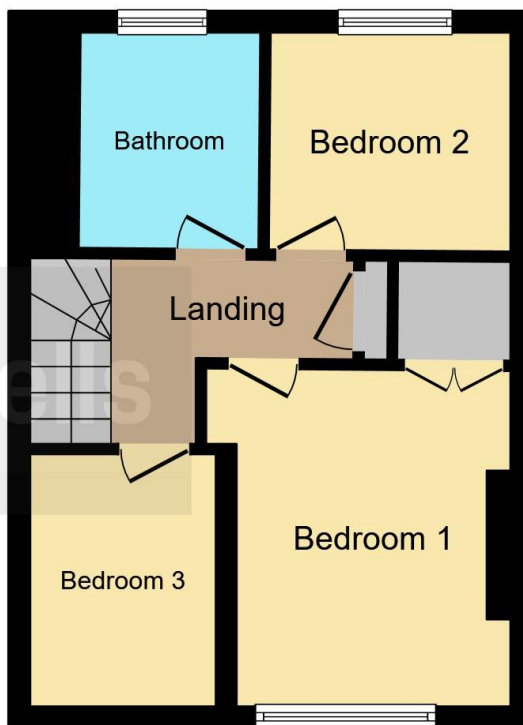
Outside

Courtyard garden enclosed by fence and walls. Parking: residents parking permit.





Ground Floor



First Floor

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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T 01392 221 331
E exeter@connells.co.uk

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EPC Rating: C Council Tax
 Band: B

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Tenure: Freehold



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