



15 Parliament Street, Crediton, EX17 2BP

Guide Price **£185,000**

15 Parliament Street

Crediton, Crediton

- Period town house
- 3 Bedrooms
- Outbuilding
- Modern Kitchen
- Re-decorated throughout
- Excellent storage
- Close to town square & amenities
- Gas central heating
- uPVC double glazing
- No onward chain!

Parliament Street is perfectly located just off the bustling town square with shops, cafes and a twice monthly farmers market. This townhouse retains many period features and has a flexible layout with the convenience of an outside storage shed. The property has recently been re-decorated throughout and is being sold with no onward chain.

The kitchen has beech effect units with an oven and 4 ring gas hob, there's a built in fridge/freezer and a decorative original range cooker. A door leads from the kitchen out to the courtyard. To the front of the ground floor is a lounge with original Victorian fireplace and built in cupboards. On the first floor there is an array of fitted cupboards on the landing leading through to the family bathroom with p-shaped bath with shower over, WC and sink. The large double bedroom to the front could also be utilised as a lounge with plenty of light from the large bay window and a Victorian fireplace.





On the top floor there are two bedroom further double bedrooms both with feature fireplaces and the front being the larger of the two has fitted cupboards and stripped floorboards.

The property benefits from gas central heating and uPVC double glazing, (the house is not listed). Outside to the rear there is access over a small courtyard to a brick built storage shed which has power.

Please see the floorplan for room sizes.

Current Council Tax: Band B - Mid Devon 2025/26 - £2,034.67

Utilities: Mains electric, gas, water, telephone & broadband

Broadband within this postcode: Ultrafast 1800mbps

Drainage: Mains drainage

Heating: Mains gas central heating

Listed: No

Conservation Area: Yes

Tenure: Freehold

Buyers' Compliance Fee Notice: Please note that a compliance check fee of £25 (inc. VAT) per person is payable once your offer is accepted. This non-refundable fee covers essential ID verification and anti-money laundering checks, as required by law.

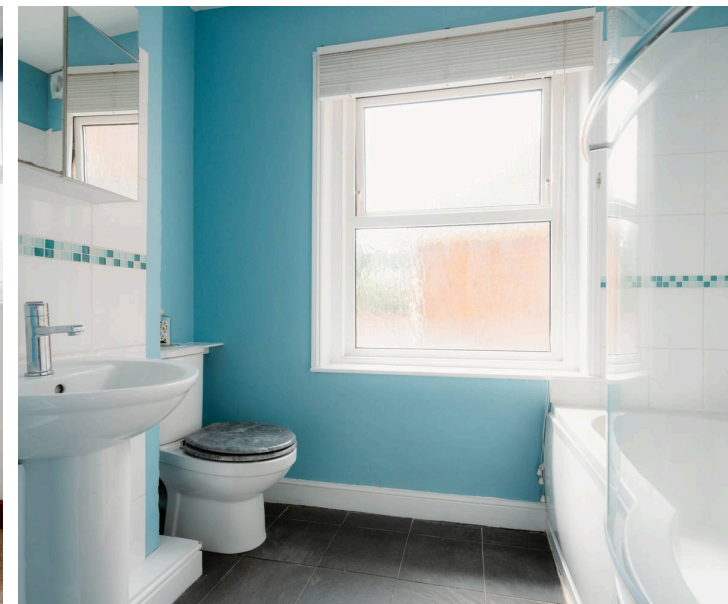


CREDITON is a vibrant market town with a bustling high street full of independent shops, eateries, and pubs. In recent years a diverse arts scene has grown to include all manner of mediums, with the performing arts making use of the town's market square where, in the summer months, a range of activities take place. The market square is also home to the town's twice-monthly farmer's market. The town has an equally significant past. It was originally the first Bishopric in Devon and the imposing Parish Church of The Holy Cross now stands where once stood Devon's first Saxon cathedral (909-1050AD). It is also the birthplace of Saint Boniface, one of the founding fathers of the Christian church in Europe. Easily commutable to Exeter and with two primary schools, a secondary school with sixth form as well as a wide range of necessary amenities, it's clear why the town is a firm favourite with locals and relocators alike.

DIRECTIONS : From Crediton High Street take Market Street and bear around to the right, Parliament Street can be found straight ahead and number 15 is the first property on the right.

Sat Nav: EX17 2BP

What3Words: ///burns.claw.repair





Floor 0



Floor 1



Floor 2

Approximate total area⁽¹⁾
69.4 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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