



- MODERNISED AND REFURBISHED TERRACED BUNGALOW
- SITUATED IN A POPULAR RESIDENTIAL LOCATION
- CLOSE TO COOMBE VALLEY NATURE RESERVE
- IN EXCELLENT ORDER THROUGHOUT
- RECEPTION ROOM WITH DELIGHTFUL RURAL ASPECT
- TWO DOUBLE BEDROOMS
- MODERN FITTED KITCHEN BREAKFAST ROOM
- NEWLY INSTALLED SHOWER ROOM
- FRONT AND REAR GARDENS

Pellew Way, Teignmouth, TQ14 9LU

£270,000

Opportunity to purchase a bungalow which has been subject to a comprehensive programme of modernisation and refurbishment with newly installed kitchen and shower room with high quality Roka sanitary-ware. Situated in a popular residential location in close proximity of the Coombe Valley nature reserve. Offered in excellent order throughout and with vacant possession. The accommodation briefly comprises; reception room with delightful rural aspect, two double bedrooms, modern fitted kitchen breakfast room, shower room, high specification electric heating throughout. Front and rear gardens.



Property Description

uPVC smoked double glazed door with corresponding side panels into...

ENTRANCE HALL

Doors to...

SITTING ROOM/LOUNGE

uPVC double glazed window overlooking the front gardens and approach with pleasant views over the nearby Coombe Valley nature reserve extending over open farmland towards Haldon moor and with views in a westerly direction to rural Bishopsteignton and open farmland beyond. Wall mounted Hamoni Lugo electric radiator. Door through to...

INNER HALLWAY

Hatch and access to loft space, door to deep store cupboard with high level storage over.

BEDROOM

uPVC double glazed window enjoying similar rural views to the sitting room/lounge. Door to airing cupboard with factory lagged hot water cylinder, slatted shelving. Wall hung Hamoni electric radiator.

BEDROOM

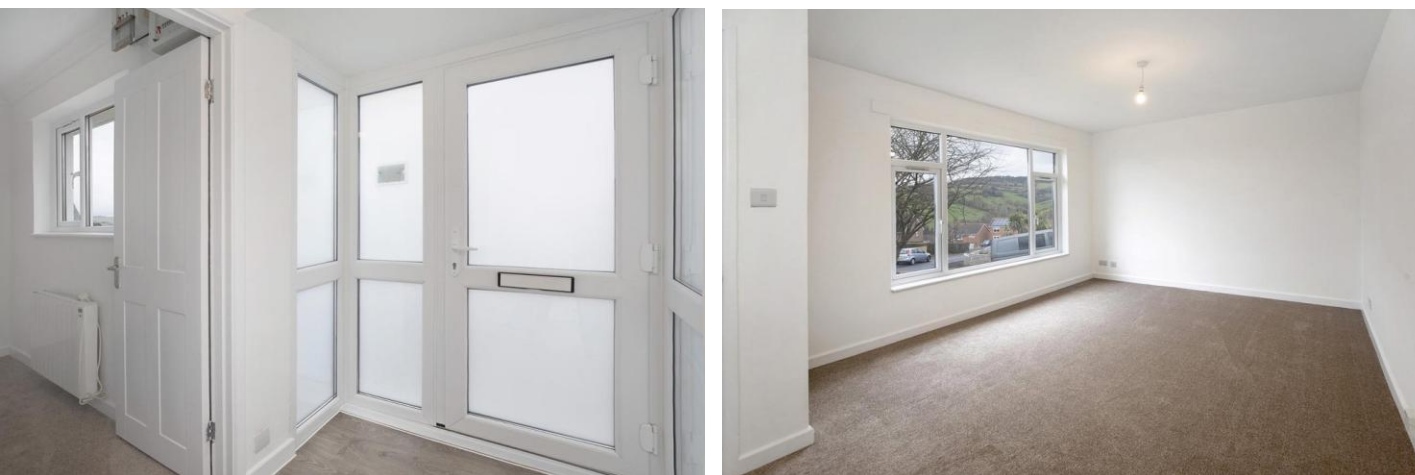
uPVC double glazed window overlooking the rear gardens, Hamoni electric radiator.

MODERN FITTED SHOWER ROOM

Over-sized shower cubicle with glazed sliding door and screen, tiled to the shower enclosure with fitted Mira shower, low level WC, wash hand basin set into vanity unit, uPVC smoked double glazed window, ladder style towel rail/radiator.

KITCHEN/BREAKFAST ROOM

Recently fitted kitchen breakfast room with cupboard and drawer base units, integrated dishwasher, space and plumbing for washing machine, integrated electric cooker and ceramic induction hob, space for upright fridge freezer, tiled splash backs, corresponding eye level units, chimney style





extractor, one and a half bowl stainless steel sink unit, mixer tap over, uPVC window and door overlooking and giving access to the rear gardens, Hamoni wall mounted electric radiator.

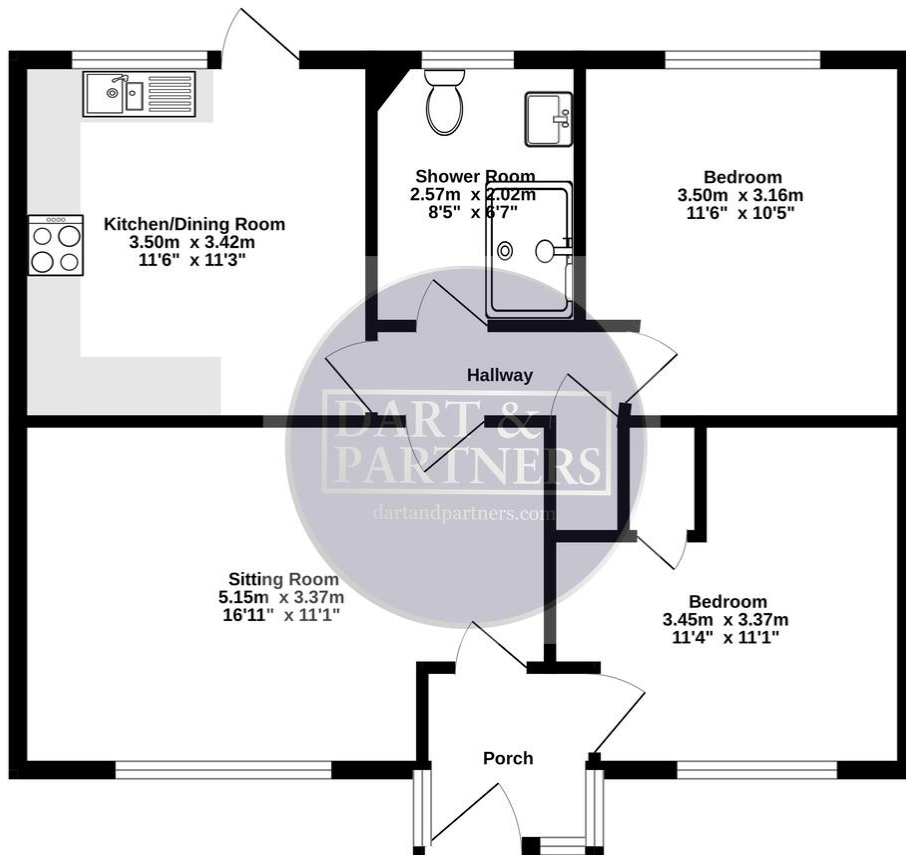
OUTSIDE

The property is approached across the front gardens with a paved pathway leading to the main entrance. To the rear, accessed via the kitchen breakfast room is a fully enclosed rear garden with newly laid patio/seating area. Raised retained wall with gently sloping enclosed lawned garden with mature tree. External power supply and external water supply. Courtesy light.

MATERIAL INFORMATION - Subject to legal verification

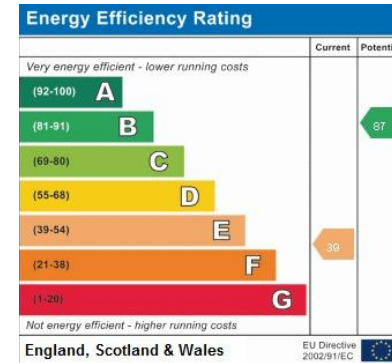
Freehold
Council Tax Band C

Ground Floor
60.3 sq.m. (649 sq.ft.) approx.



TOTAL FLOOR AREA : 60.3 sq.m. (649 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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