



Eldridge House, Chard Road, Axminster EX13 5GB

welcome to

Eldridge House, Chard Road, Axminster

Fox & Sons are delighted to bring to the market this lovely three bedroom end terrace home, conveniently located on the outskirts of the historic market town of Axminster.

Entrance Hallway

Entered via Everest uPVC door with double glazed insert panel, stairs rising to first floor, radiator, ceiling light point

Lounge

14' 6" max x 14' 5" max (4.42m max x 4.39m max)
uPVC double glazed window to front aspect, understairs storage cupboard, radiators, ceiling light point

Kitchen

13' 2" x 11' 1" (4.01m x 3.38m)
uPVC double glazed window to rear aspect, range of matching wall and base units with worktop over and tiled splashback, integrated fridge, integrated electric oven with gas hob and cooker hood over, 1.5 Belfast drainer sink, space and plumbing for washing machine, dishwasher and fridge/freezer, island unit, radiator, ceiling light point

Conservatory

9' 6" x 14' 3" (2.90m x 4.34m)
uPVC double glazed floor to ceiling windows on three sides, double doors leading out to garden, electric radiator, wall light point

Outer Back Porch

Doors lading to conservatory and downstairs cloakroom, radiator, ceiling light point

Downstairs Cloakroom

uPVC opaque double glazed window to side aspect, hand wash basin, low level WC, part tiled walls, radiator, ceiling light point

Landing

uPVC double glazed window to side aspect at top of stairs, doors leading to subsequent first floor rooms,

airing cupboard housing hot water tank, built in storage cupboard, loft hatch, ceiling light point

Master Bedroom

14' 2" max x 10' 4" max (4.32m max x 3.15m max)
uPVC double glazed window to rear aspect, built in wardrobe, radiator, ceiling light point

En-Suite

uPVC opaque double glazed window to rear aspect, shower cubicle, hand wash basin, low level WC, part tiled walls, ceiling light point

Bedroom 2

10' 3" x 9' 3" (3.12m x 2.82m)
uPVC double glazed window to front aspect with views to the countryside beyond, radiator, ceiling light point

Bedroom 3

6' 6" max x 9' 8" max (1.98m max x 2.95m max)
uPVC double glazed window to front aspect, built in over stairs cupboard, radiator, ceiling light point

Bathroom

Panel bath with shower over, hand wash basin, low level WC, part tiled walls, radiator, ceiling light point

Rear Garden

Timber fence enclosed rear garden, predominantly laid to lawn with established trees and plants, side gravel area leading to shed, paved path leading to rear gate, water supply, outside light

Parking

One allocated off road parking space under car port to the rear of the property





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- THREE BEDROOM END TERRACED HOME
- PRETTY REAR ENCLOSED GARDEN
- COUNCIL TAX BAND B
- CONSERVATORY
- MASTER BEDROOM WITH EN-SUITE

Tenure: Freehold EPC Rating: C

Council Tax Band: B

£240,000

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Property Ref:
AXM104728 - 0009

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