



Charter Road, Axminster EX13 5GR

welcome to

Charter Road, Axminster

Fox & Sons are delighted to bring to the market this immaculately presented four bedroom detached executive style home, situated in a pleasant and tucked away position on the outskirts of the historic market town of Axminster.

Entrance Hallway

Entered via composite door with opaque glass panel insert, stairs rising to first floor, ceiling light point

Downstairs Cloakroom

Upvc double glazed opaque glass window to rear aspect, low level WC, wash hand basin, ceiling light point

Lounge

18' 2" x 14' 1" (5.54m x 4.29m)

Dual aspect room with Upvc double glazed windows to front aspect and Upvc double glazed patio doors opening to garden, radiator, ceiling light point

Kitchen/Diner

18' 5" x 10' (5.61m x 3.05m)

Upvc double glazed windows to front aspect with Upvc double glazed patio doors opening to rear garden, range of wall and base units with worksurface over, integrated appliances to include fridge freezer, eye level double oven, dishwasher, washing machine, five ring gas hob with cooker hood over and glass splashback, radiators, ceiling light point, dining space

Landing

Upvc double glazed window to rear aspect, access to loft space via hatch, radiator, ceiling light point, airing cupboard housing water tank

Master Bedroom

13' max x 10' 6" max (3.96m max x 3.20m max)

Upvc double glazed windows to front aspect, built in triple wardrobe with sliding mirrored doors, radiator, ceiling light point

Master En-Suite

Upvc double glazed opaque glass window to rear

aspect, double shower cubicle, hidden cistern WC, wash hand basin, extractor fan, spot lighting

Bedroom Two

11' 1" x 9' 10" (3.38m x 3.00m)

Upvc double glazed windows to front aspect, radiator, ceiling light point

Bedroom Three

11' 1" x 8' 1" (3.38m x 2.46m)

Upvc double glazed window to rear aspect, radiator, ceiling light point

Bedroom Four

8' x 7' 10" (2.44m x 2.39m)

Upvc double glazed window to front aspect, radiator, ceiling light point

Bathroom

Upvc double glazed opaque glass window to rear aspect, three piece bathroom suite comprising of panel bath with centralised taps, shower over with glass shower screen, hidden cistern WC, wash hand basin, extractor fan, spot lighting

Rear Garden

Enclosed with brick walling and timber fencing, mainly laid to lawn with patio and decked seating areas, boarder with mature plants and shrubs, access to garage

Garage & Driveway

Separate garage with private driveway





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welcome to

Charter Road, Axminster

- DETACHED EXECUTIVE STYLE FAMILY HOME
- FOUR BEDROOMS
- COUNCIL TAX BAND D
- SPACIOUS KITCHEN/DINER
- MASTER BEDROOM WITH EN-SUITE

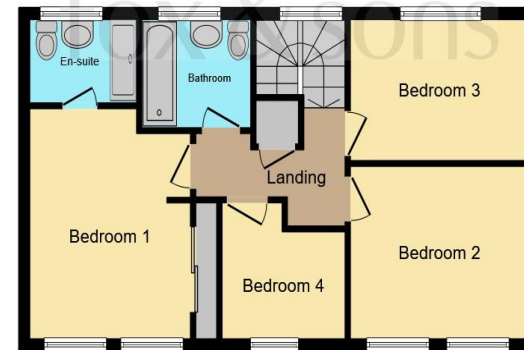
Tenure: Freehold EPC Rating: B

Council Tax Band: D

£385,000



Ground Floor



First Floor

Total floor area 105.5 sq.m. (1,136 sq.ft.) approx

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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Property Ref:
AXM104486 - 0004

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