



The Old Dairy Park Street, Tiverton EX16 6AW



welcome to

The Old Dairy Park Street, Tiverton

Located close to town is this superb two double bedroom end of terrace home. Offering a modern kitchen/ dining space which is open plan to the spacious living area, completing the ground floor is a cloakroom. Upstairs there are two double bedrooms, one with a dressing room. Off road parking.

Description

Offered to the market with no onward chain is this extremely well presented two double bedroom home. This property is end of a small terrace of just three homes. Located not far from the centre of town but tucked away, hugely benefiting from off road parking which is unusual this close to town. On opening the front door you are met by a spacious entrance area. The living area is particularly spacious and light with double aspect to the front. The modern kitchen is well equipped and is open plan to the dining space. Completing the ground floor is a cloakroom. Upstairs, there are two spacious double bedrooms. The second bedroom, currently used as the main bedroom, has a dressing room. It is currently used as an office, this could be used for a variety of uses. Whilst this room doesn't have a window, it does have a sun tunnel providing light. There is a cupboard over the stairs which houses the gas central heating boiler. Completing the first floor is a large bathroom with a bath with a shower over, this room also has a sun tunnel.

Entrance Porch

Door to front, Door into Kitchen/dining/living area.

Kitchen/ Dining/ Living

18' 7" Max x 21' 5" Max (5.66m Max x 6.53m Max)
The living area is open plan and a great sociable space. The kitchen is modern and equipped with a range of wall and base units with work surface over. There is a stainless steel 1 bowl sink and drainer, oven and gas hob. Space for washing machine and fridge/freezer.
Two double glazed windows to front makes the living area light and bright. Stairs rise to first floor. Door to cloakroom. Two radiators.

Cloakroom

WC and wash hand basin.

Landing

Doors to all rooms.

Bedroom One

10' 5" Max x 11' 7" (3.17m Max x 3.53m)
Double glazed window to front and radiator.

Bedroom Two

12' 10" Max x 8' 1" (3.91m Max x 2.46m)
Double glazed window to front and radiator. Door to dressing room/study.





Dressing Room/ Study

7' 5" x 6' 4" (2.26m x 1.93m)

Sun tunnel. Cupboard housing the central heating boiler.

Bathroom

Bath with shower over. Sun tunnel. WC, wash hand basin and extractor fan.

Parking

Allocated parking for 1 car.

Services

Mains gas, water, electric and drainage.

Council Tax Band B

Location

Located not far from the centre of the thriving market town of Tiverton. Tiverton provides plenty of shops, supermarkets, schools, dentists, surgeries. Fantastic for commuters being in easy reach to the North Devon Link Road either to the north coast via Barnstaple or eastward to the M5 (J27) and Parkway mainline railway station.

Office Hours

Monday - Friday 9am- 6pm

Saturday- 9am- 4pm

Sundays - Closed



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welcome to

The Old Dairy Park Street, Tiverton

- Two Bedroom End of Terrace
- Open Plan Kitchen/ Diner
- Spacious Lounge
- Cloakroom
- Two Spacious bedrooms, one with dressing room

Tenure: Freehold EPC Rating: C

guide price

£220,000



Ground Floor



First Floor

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:
TVT105126 - 0003

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