



Greystone Walk, Cullompton EX15 1GL



welcome to

Greystone Walk, Cullompton

Offered to the market with no onward chain is this extremely well presented home. Offering two double bedrooms and a family bathroom. modern kitchen and spacious lounge. Off road parking and private rear garden.

Description

Call Fox & Sons today to arrange a viewing of this very well presented two-bedroom property. To the front is a modern well-equipped kitchen and to the rear you will find a spacious lounge/diner. This flows seamlessly with large doors leading out to your very own private garden. This versatile space is perfect for entertaining guests or enjoying quiet evenings at home. The garden itself is a true highlight-being larger than average and with no neighbours behind. This home features two well-proportioned bedrooms and a modern bathroom. There is off road parking for two cars, providing convenience and security.

This home comes with the peace of mind of the remainder of a 10-year new home warranty.

No onward chain

Entrance Hall

UPVC door to front, storage cupboard housing central heating boiler. Opening into kitchen.

Cloakroom

WC, wash hand basin, radiator, and extractor fan.

Kitchen

10' x 6' 1" (3.05m x 1.85m)

Double glazed window to front. The modern fitted kitchen is equipped with a range of wall and base units with worktop over. Stainless steel sink one bowl and drainer, electric oven, gas hob, extractor hood. Built in fridge/freezer, dishwasher and washing machine.

Lounge

17' 3" x 12' 10" Max (5.26m x 3.91m Max)

Double glazed patio doors to rear. Stairs to first floor. Radiator.





Landing

Doors to all rooms and loft hatch.

Bedroom One

12' 11" Max x 11' 10" Max (3.94m Max x 3.61m Max)
Two double glazed windows to rear. Built in cupboard. Door to ensuite.

Ensuite

Double glazed window to side. Shower cubicle, WC, wash hand basin, radiator and shaver point.

Bedroom Two

12' 10" x 8' 4" (3.91m x 2.54m)
Two double glazed windows to front and radiator.

Rear Garden

The rear garden is lovely being mainly lawn and a patio area great for entertaining. Garden shed and side gate for access.

Driveway

Driveway parking for two cars.

Services

Mains electric, gas, water, and drainage.

Council Tax Band B

Maintenance Fee

Service Cost for Communal Area approx £280 per annum

Location

Cullompton is the perfect location for commuting, being within quick access to Junction 28 of the M5 and Tiverton Parkway is close by. Cullompton has a good range of shops, including Tesco, Aldi, Costa and Home Bargains supermarkets. There is also a library, community centre and doctors' surgery and veterinary practice.

Office Hours

Monday - Friday 9am- 6pm
Saturday- 9am- 4pm
Sundays - Closed



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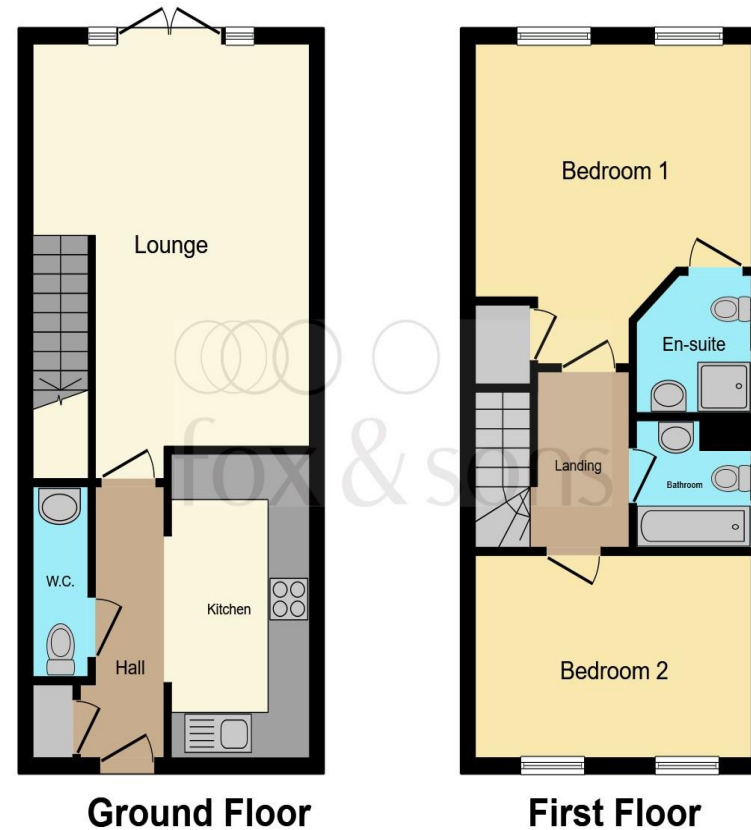
Greystone Walk, Cullompton

- Two Double Bedroom Semi Detached House
- Spacious Lounge/Diner
- Modern Kitchen
- Off Road Parking
- Private Rear Garden

Tenure: Freehold EPC Rating: B

guide price

£240,000



Total floor area 75.2 m² (809 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Property Ref:
TVT105384 - 0003

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