



Apple Tree Close, Witheridge Tiverton EX16 8AR

welcome to

Apple Tree Close, Witheridge Tiverton

Viewing is advised of this semi detached bungalow which benefits from off road parking. In brief the accommodation includes, a spacious lounge, fitted kitchen and family bathroom. Front and rear gardens. Storage shed/ utility space and conservatory. NO ONWARD CHAIN.

Description

Discover this semi detached bungalow which is located within the village of Witheridge. Upon approaching the property is a driveway providing off road parking. There is a front garden which is laid to the lawn. On opening the front door, you enter into a covered passage way. Which provides access into the bungalow, to the front is a fitted kitchen, a spacious lounge, and a family bathroom. To the rear is a bedroom and a conservatory which leads to the rear garden. There is a further bedroom. Externally this property has a small, enclosed garden and a storage shed which is currently used as a utility room. This property is heated by electric heating and is offered to the market with no onward chain.

Lounge

12' x 11' 9" (3.66m x 3.58m)

Double glazed window to front. Television point, electric fire.

Kitchen

12' 7" x 5' 11" (3.84m x 1.80m)

Double glazed window to side. The kitchen has a range of wall and base units with work surfaces over, stainless steel sink and drainer, tiled splash back, space for cooker, under counter dishwasher and space for fridge freezer.

Bedroom One

11' 7" x 8' 11" (3.53m x 2.72m)

Built in wardrobes, television point, door to the conservatory.

Bedroom Two

16' 2" x 8' (4.93m x 2.44m)

Double glazed window to front. Door to shed.





Bathroom

Single glazed window to side. Wash hand basin, WC, vanity unit, bath with an electric shower over, shaver point, part tiled, shaver point.

Conservatory

7' 10" x 9' 6" (2.39m x 2.90m)
Wall lights, electric, sliding doors.

Rear Garden

The rear enclosed garden has a patio area and two shed.

Services

Mains electric, water and drainage.

Council Tax Band A

Location

Witheridge is a thriving village situated approximately 11 miles from both the market towns of Tiverton and South Molton. Amenities include a public house, post office/store and a newsagent. There is also a primary school in the village and a bus service to neighbouring East Worlington Primary School, veterinary practice, health centre and parish church. Witheridge is also known as the gateway to the two moors being situated in equal distance from both Dartmoor and Exmoor. There is also a regular bus service which runs to Exeter and Barnstaple.

Office Hours

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



view this property online fox-and-sons.co.uk/Property/TVT105393



welcome to

Apple Tree Close, Witheridge Tiverton

- Semi Detached Bungalow
- Spacious Lounge & Conservatory
- Kitchen
- Bathroom
- NO ONWARD CHAIN

Tenure: Freehold EPC Rating: G

guide price

£190,000



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

view this property online fox-and-sons.co.uk/Property/TVT105393



Property Ref:
TVT105393 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

fox & sons



01884 256041



tiverton@fox-and-sons.co.uk



36 Bampton Street, TIVERTON, Devon, EX16 6AH



fox-and-sons.co.uk