



**Victoria Terrace, Cullompton EX15 1DQ**

**welcome to**

## **Victoria Terrace, Cullompton**

Offered to the market with NO ONWARD CHAIN is this period two bedroom terrace home which is well presented throughout. The accommodation briefly comprises of a lounge, Modern Kitchen/diner, two bedrooms and a family bathroom. Viewing is advised.

### **Description**

Offered to the market with NO ONWARD CHAIN is this two-bedroom terrace home, which is located in the centre of Cullompton. On entering the property is a small hallway with stairs leading to the first floor and access to the lounge. The front aspect lounge is cosy and leads to the Kitchen/Diner which is modern. Upstairs there are two bedrooms and a family bathroom. This property would make a great first home or would be suitable for investors.

### **Entrance Hall**

UPVC front door. Stairs to first floor, door to lounge.

### **Lounge**

15' 1" x 10' 1" ( 4.60m x 3.07m )  
Single glazed window to front. Window seat, television point, door to kitchen.

### **Kitchen/diner**

13' 2" x 9' 9" ( 4.01m x 2.97m )  
Single glazed window to rear. The property has a modern kitchen with a range of wall and base units with work surfaces over, stainless steel single sink and drainer, built in electric oven and hob with extractor fan and splash back, built in fridge freezer, space and plumbing for washing machine, wall hung gas central heating boiler, tile splash back, under stairs cupboard, radiator.





### **Landing**

Storage cupboard, doors to all rooms.

### **Bedroom One**

11' 11" x 10' 1" ( 3.63m x 3.07m )

Single glazed window to front. Built in wardrobe, radiator.

### **Bedroom Two**

10' x 8' ( 3.05m x 2.44m )

Single glazed window to rear. Radiator.

### **Bathroom**

Single glazed window to rear. Wash hand basin, WC, bath with shower over, radiator.

### **Services**

Mains electricity, gas, water & sewerage.

Council Tax Band A

### **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 doctor's surgery and veterinary practice.

### **Office Hours**

Monday - Friday 9am- 5.30pm

Saturday- 9am- 2pm

Sundays - Closed



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## **Victoria Terrace, Cullompton**

- Mid Terrace Character Home
- Modern Kitchen/ Diner
- Two Spacious Bedrooms
- Family Bathroom
- NO ONWARD CHAIN

Tenure: Freehold EPC Rating: D

Council Tax Band: A

guide price

**£160,000**



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](http://www.focalagent.com)

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