



LONGMEADOW ROAD

LYMPSTONE, EX8 5LE



Robert Williams

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“Located in the sought after Exe Estuary village of Lymptone Byfield is a three bedroom detached chalet bungalow”.




LONGMEADOW ROAD

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Substantial three bedroom detached chalet bungalow with delightful gardens, driveway parking and garage, situated in the beautiful Exe Estuary village of Lypstone close to Exeter. The property is being sold with no onward chain.

The accommodation comprises 3 bedrooms, 2 on the ground floor with views over the front and back gardens. There is a bathroom and WC and separate cloakroom. The large and attractive living room features a bow window with views over the front garden. The well appointed kitchen has a range of fitted units including hob and oven and refrigerator/freezer. There is a separate breakfast area at one end. Also downstairs is a separate dining room/study. Upstairs is a large bedroom. This room has considerable potential with a storage room leading directly from it which could become an en suite. The attic storage room could be perfect for conversion if achieving the necessary permissions.

Outside, the front garden is laid to lawn with some very attractive shrubs and plants. There is side access via the driveway to the back garden which is well enclosed, and a second pedestrian access on the side of the bungalow. The back garden is level & largely laid to lawn with a variety of flowers and shrubs and there is a wood shed. The single garage has power and light and a window and side door to the back garden.

3  bedrooms 1  bathrooms
2  receptions 3  car spaces

Local Authority: East Devon Council

Council Tax Band: E

Tenure: Freehold

Heating: Gas Central Heating

Services: Mains water and drainage

Energy Efficiency Rating: D





Approximate Gross Internal Area = 182.8 sq m / 1968 sq ft
 Garage = 13.7 sq m / 147 sq ft
 Total = 196.5 sq m / 2115 sq ft
 (Including Eaves Storage)

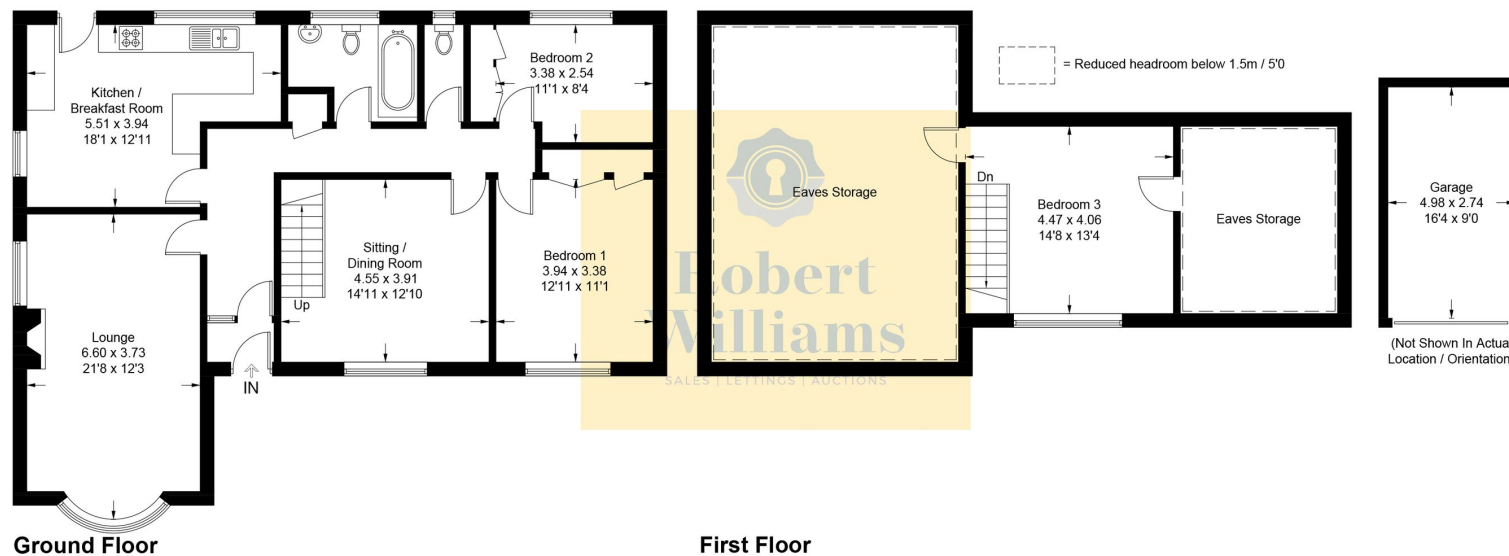


Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID1123649)



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.