

Staplake Road, **Starcross**, EX6 8PQ

A fantastic opportunity to purchase this 3 double bedroom detached bungalow situated on a favoured road with the estuary village of Stacross. The property benefits from gas central heating, en suite shower room to the main bedroom, conservatory and no onward chain. FREEHOLD, COUNCIL TAX BAND - E, EPC - D.

£525,000

01626 862379

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FRONT DOOR TO

ENTRANCE PORCH

Inner door leading to:

ENTRANCE HALL

L shaped entrance hall with airing cupboard, access to the loft space and doors to:

SITTING ROOM

Coved ceiling, patio door leading to the front garden, gas fire, radiator and glazed double doors leading to:

DINING ROOM

Coved ceiling, radiator, and sliding door leading to the conservatory.

KITCHEN

Matching base and eye level units with work surfaces over, eye level double oven, electric hob with extractor hood over, plumbing for a washing machine and dishwasher, radiator, window and door leading to:

CONSERVATORY

Radiator, windows and sliding door leading to the rear garden.

BEDROOM 1

Window to the rear, radiator, fitted wardrobes and further fitted bedroom furniture. Door to:

EN SUITE SHOWER ROOM

Suite comprising shower enclosure, WC, bidet, wash hand basin, storage cupboards, part tiled walls and obscure window to the side.

BEDROOM 2

Window to the front, radiator, fitted wardrobe and bedroom furniture.

BEDROOM 3

Window to the front and radiator.

BATHROOM

Suite comprising panelled bath, pedestal wash hand basin, WC, shower enclosure, coved ceiling and obscure glazed window to the rear.





OUTSIDE

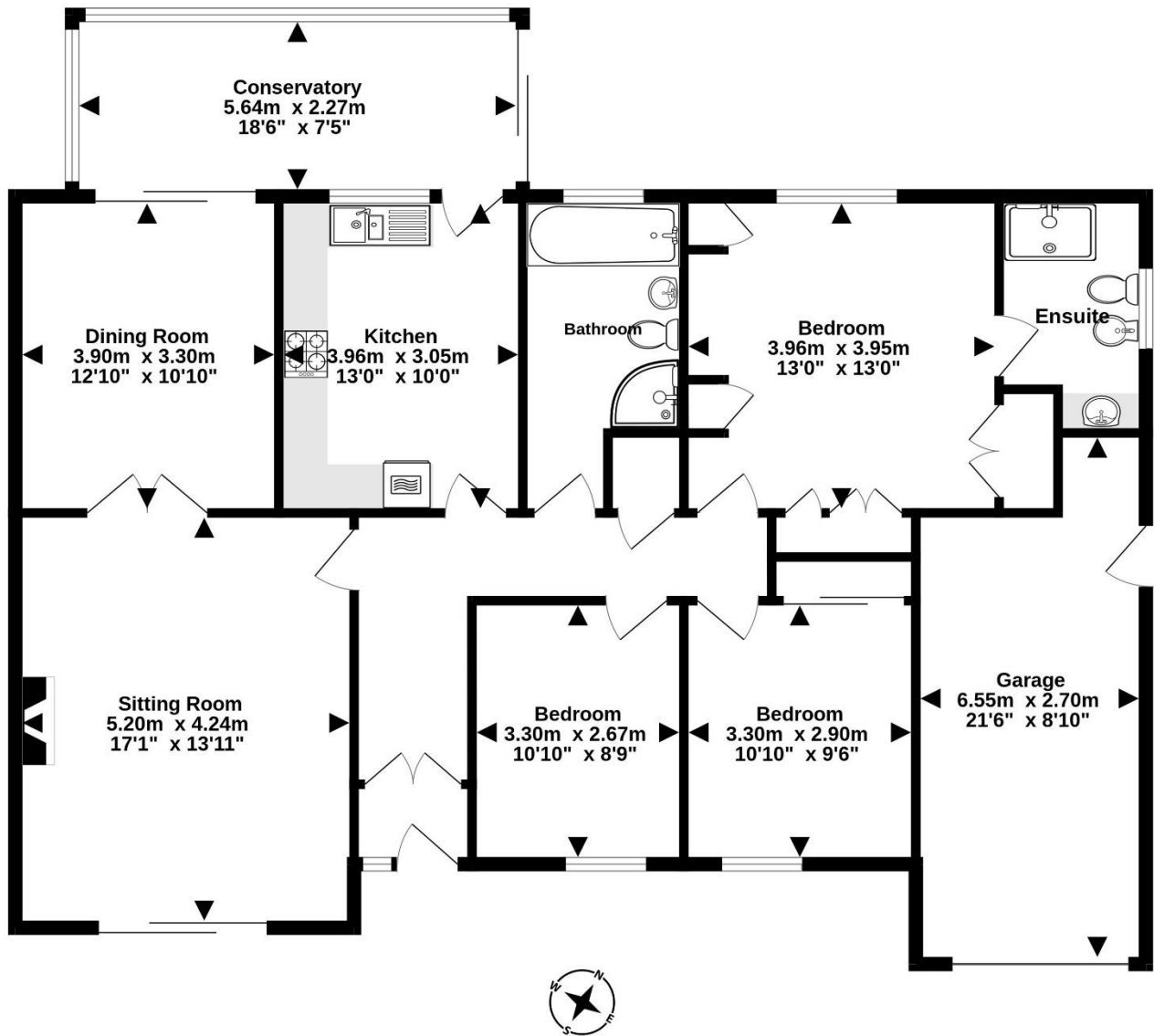
The property is approached by a good size driveway leading to the garage with path to the front door and side access. The front garden is mainly laid to lawn with established shrubs. The rear garden has a good size patio, level lawn, decorative gravel, garden shed and timber fencing.

GARAGE

Electric up and over door, light and power, wall mounted central heating boiler and door leading to the side.



Ground Floor
137.7 sq.m. (1482 sq.ft.) approx.



TOTAL FLOOR AREA : 137.7 sq.m. (1482 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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