

Longfield Estate, **Starcross**, EX6 8PJ



This spacious and individual detached bungalow on a lovely plot in a quiet and level location on the edge of the village. It is close to the banks of the Exe Estuary and bus stop, and just a few minutes level walk from village shops, pubs, the church, a pitch and putt course and mainline railway station. There is even a regular passenger ferry to Exmouth during the summer months. There is gas central heating, uPVC double glazing and good-sized rooms. There are secluded level gardens to the front and rear of the property. It is deceptively spacious and an internal inspection is highly recommended. FREEHOLD, COUNCIL TAX BAND - E, EPC - E.

Offers in excess of £500,000

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FRONT PORCH

uPVC porch leading into:

ENTRANCE HALLWAY

Parquet flooring, radiator, telephone point, coved ceiling and dado rail.

LOUNGE

Cast Iron fireplace and surround with gas fire, radiator, uPVC window to front and coved ceiling.

BEDROOM 1

Range of built in wardrobes, radiator, access to loft, uPVC window to front.

KITCHEN/DINING ROOM

Kitchen area: Extensive range of wooden floor and wall cupboards, double stainless sink with single drainer, laminate rolled edge worktops, dual power range cooker, integrated fridge, plumbing for dishwasher, under cupboard lighting, spotlights, tiled flooring, uPVC window overlooking the rear garden, door to inner hall. Dining area: Parquet flooring, two radiators, uPVC French door to the garden.

INNER HALL

Doors to:

SHOWER ROOM

Fully tiled cubicle with glazed door and electric shower fitted, extractor fan. Radiator.

BATHROOM

Panelled bath, wash basin, W.C, radiator, part tiled walls, obscure glazed uPVC window, radiator, airing cupboard, shelved store cupboard.

BEDROOM 2

Radiator, wall lights, uPVC window overlooking the rear.

BEDROOM 3

Radiator, uPVC window.

BEDROOM 4

Radiator, uPVC window.

REAR LOBBY (OFF THE KITCHEN)

Door to W.C with wash basin. Doors to:

DOUBLE GARAGE

Up and over door, power and light connected.

UTILITY ROOM

Space for freezer, range of cupboards, stainless steel single drainer sink, plumbing for washing machine.

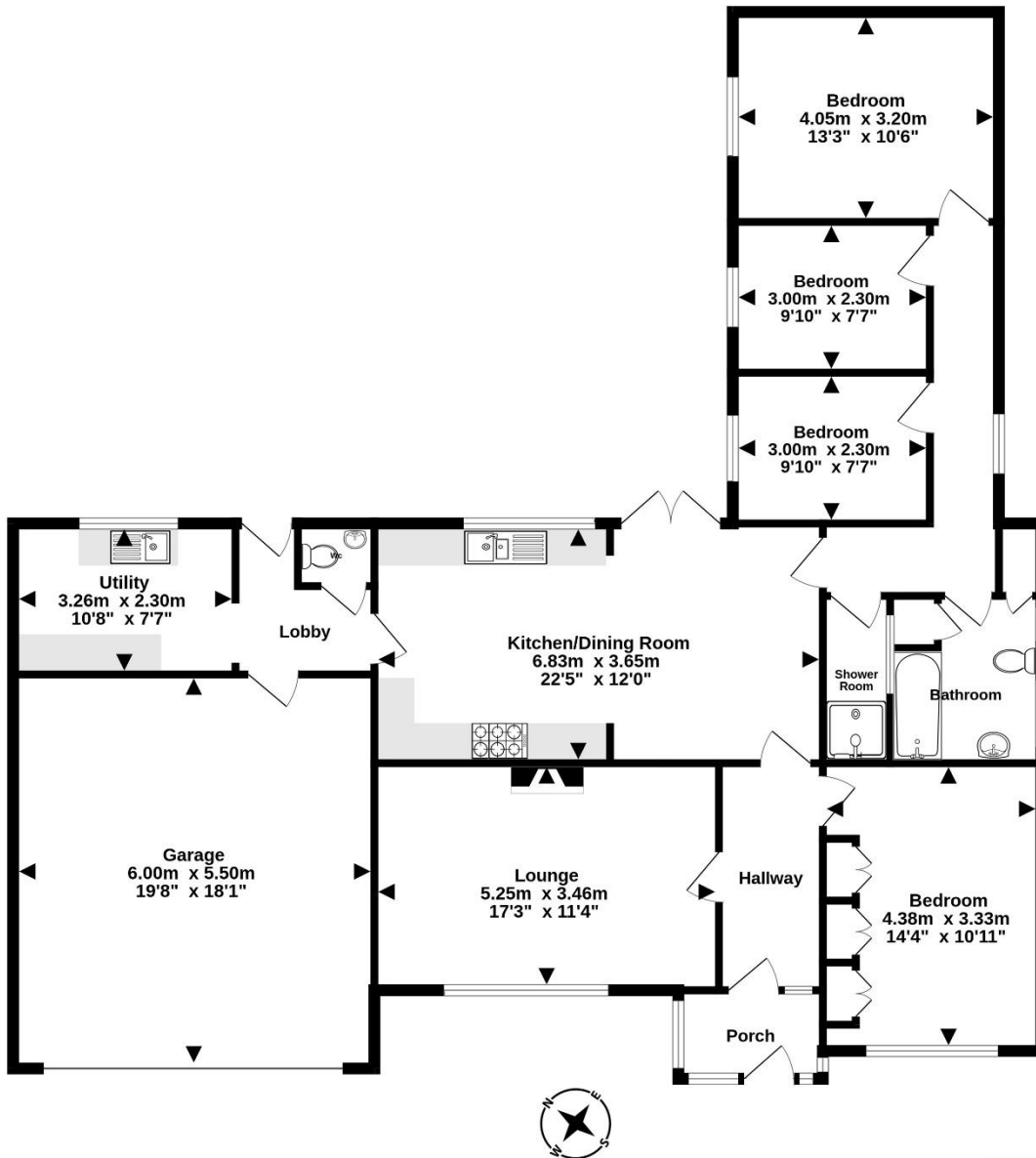
OUTSIDE

There are lovely level gardens to the front and rear. Lawns, flower beds, large greenhouse, shed, pergola, sun terrace and shrubs. Space for several vehicles. Secluded from the road with wooden gates and hedging.





Ground Floor
154.9 sq.m. (1667 sq.ft.) approx.



TOTAL FLOOR AREA : 154.9 sq.m. (1667 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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19 Queen Street, Dawlish, Devon, EX7 9HB
Telephone: 01626 862379
Email: info@fraserandwheeler.co.uk
www.fraserandwheeler.co.uk



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