



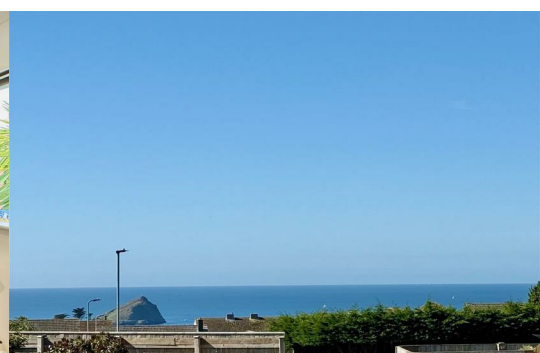
38a Veasy Park

Wembury, Plymouth, PL9 0ES

£475,000



Superbly-presented detached bungalow in a tucked-away position at the end of this popular cul-de-sac within the coastal village of Wembury. The accommodation briefly comprises an entrance hall with glazed double doors providing access to the living space, consisting of a dual aspect lounge & an open-plan dual aspect kitchen/dining room with a separate utility area. There is also a conservatory, 3 bedrooms, master ensuite shower & family bathroom. Brick-paved drive & garage. Landscaped gardens offering a high degree of privacy & seclusion. Double-glazing & central heating.



VEASY PARK, WEMBURY, PLYMOUTH PL9 0ES

ACCOMMODATION

Front door opening into the entrance hall

ENTRANCE HALL 15'3 x 5'3 't'-shape going to 23'2 x 3'6 (4.65m x 1.60m 't'-shape going to 7.06m x 1.07m)

Providing access to the accommodation. Fitted flooring. Loft hatch. Double-width cupboard fitted with hanging rail and shelf.

LOUNGE 14'11 x 14'11 (4.55m x 4.55m)

A dual aspect room with a window to the front elevation with views towards the sea and HMS Cambridge and an obscured window to the side elevation. Chimney breast with fireplace featuring a glass-fronted 'Living Flame' style gas fire. Fitted flooring.

KITCHEN/DINER 19'1 x 10'11 (5.82m x 3.33m)

An open-plan room with ample space for dining table and chairs. The room is dual aspect with windows to the front and side elevations. Feature internal glazed block panels. Breakfast bar. The kitchen area has a range of base and wall-mounted cabinets with matching fascias, work surfaces and tiled splash-backs. Inset one-&-a-half bowl single drainer sink unit with mixer tap. Built-in double oven and grill. Separate stainless-steel 4-burner gas hob with a splash-back and a cooker hood above. 2 integral fridges and 1 integral freezer. Glazed display cabinet with lighting. Fitted flooring throughout. Concealed work-top lighting. Inset ceiling spotlights.

UTILITY SPACE

Situated to the rear with floor-mounted gas boiler. Space and plumbing for a washing machine. Storage cupboards. Doorway opening into the conservatory.

CONSERVATORY 14'7 x 9'9 (4.45m x 2.97m)

Constructed in uPVC double-glazing with sliding doors plus two side access doors. Tiled floor. Double-glazed roof. Views over the garden.

BEDROOM ONE 12'10 x 9 plus door recess (3.91m x 2.74m plus door recess)

Window to the rear elevation. Doorway opening into the ensuite shower room.

ENSUITE SHOWER ROOM 9 x 4'10 (2.74m x 1.47m)

Comprising an enclosed shower with built-in shower system, wc and a basin with storage beneath. Contemporary wall-mounted towel rail/radiator. Tiled floor. Fully-tiled walls. Obscured window to the rear elevation.

BEDROOM TWO 10' x 9' (3.05m x 2.74m)

Window to the rear elevation. Inset ceiling spotlights.

BEDROOM THREE 8'7 x 7'2 (2.62m x 2.18m)

Currently used as an office. Dual aspect room with windows to the rear and side elevations.

FAMILY BATHROOM 8'11 x 6'1 (2.72m x 1.85m)

Comprising a bath with a shower system over with wall-mounted controls, wall-mounted wc with a concealed cistern and a push-button flush and a wall-mounted basin. Contemporary wall-mounted chrome towel rail/radiator. Wall-mounted mirror. Cabinet with lighting. Tiled floor. Fully-tiled walls. Inset ceiling spotlights.

GARAGE 18'6 x 9'2 (5.64m x 2.79m)

Remote roller door to the front elevation. Power and lighting. Pitched roof. Window to the rear elevation. Side access door.

OUTSIDE

To the front, a brick-paved driveway provides off-road parking and access to the property and garage. The front garden is laid to lawn with inset shrubs together with an area laid to chippings and shrubs. The front garden is enclosed by hedging. From the front there are views to the sea and countryside. The gardens to the rear and side elevations offer a high degree of privacy and seclusion and have been landscaped. They are mainly laid to decking with raised borders laid to slate chippings and mature planting. There is a small area laid to lawn, a greenhouse and a barbecue. There is outside lighting, an outside tap and outside power points.

COUNCIL TAX

South Hams District Council
Council tax band E

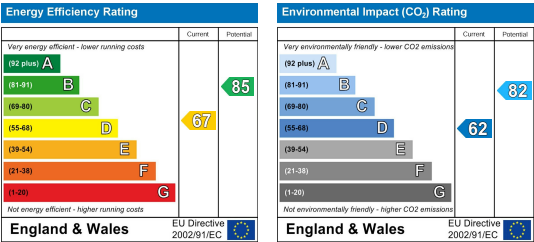
Area Map



Floor Plans



Energy Efficiency Graph



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