



Hides Road, Sidmouth

Guide Price £465,000

2 1 1



This bungalow is located in a peaceful, desirable area of the town, a stone's throw away from the Bays and within easy reach of the town. It is approached by a welcoming frontage which includes a driveway, garage and front garden with lawn and mature shrubs. Built in the 1970s, the property benefits from the light and spacious feel that is generally associated with homes built during that time.

The entrance porch opens onto a hallway and the layout flows with ease. It features two good-sized double bedrooms with fitted wardrobes, and an additional versatile room, currently used as an office, which could also be a third bedroom.

At the heart of the home lies a light and generously proportioned living/dining room, with large patio doors creating a bright and inviting atmosphere. There is a new coal effect gas fire, which makes the room warm and cosy in the cooler months. The double doors open directly onto the garden, allowing the outside to seamlessly connect with the interior and providing the perfect backdrop for entertaining, quiet relaxation, or enjoying the changing seasons throughout the year.

The real treasure of this property is its wonderful private garden, with a patio, paths, vegetable and herb beds and mature shrubs and plants. It is a haven for wildlife, having been organically cultivated over the years. Numerous birds nest in the hedge which borders the back of the garden.

While the bungalow itself would benefit from refurbishment and thoughtful modernisation, this only enhances its appeal, providing a rare opportunity for buyers to design a home that reflects their own style and vision. Offered with NO ONWARD CHAIN.

Sidmouth, a 'Regency Town by the Sea' is situated on the picturesque East Devon coast, around the coastline from Exeter to Lyme Regis in neighbouring Dorset, other sought after affluent coastal towns and villages are only a short drive away, these include Budleigh Salterton, Branscombe and Beer ensuring the town remains a desirable place to live. The Cathedral City of Exeter is easily accessible being approximately 17 miles along with the M5 motorway providing excellent communication links throughout the county.

VIEWINGS By prior appointment with Redfern on 01395 512 544

DIRECTIONS <https://w3w.co/text.meant.flight>

SERVICES We understand all mains services are connected

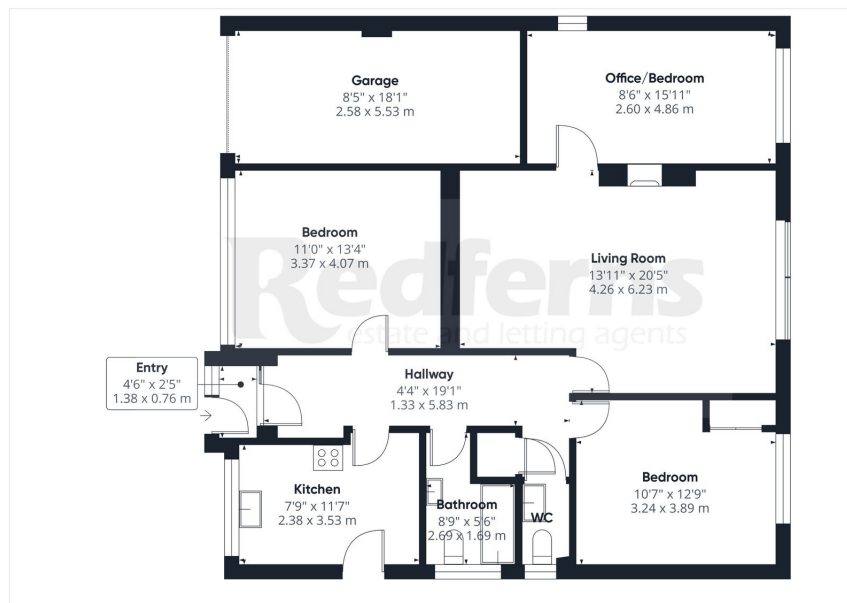
OUTGOINGS Council Tax Band D

TENURE Freehold

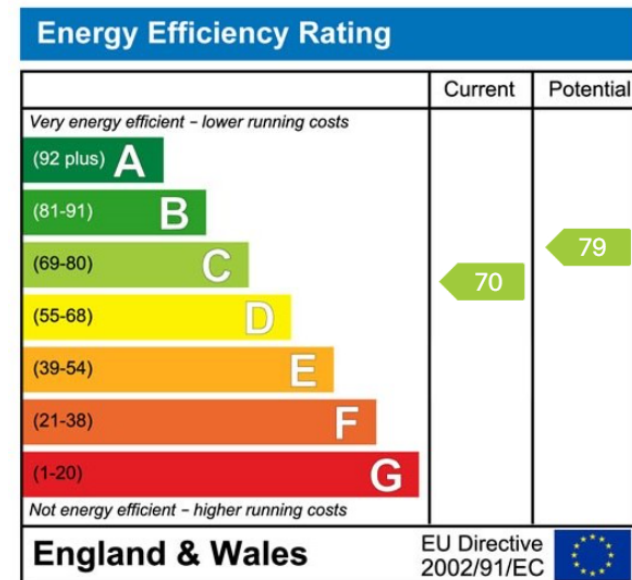
AGENTS NOTE Data protection act of 2017. We are now required to obtain proof of ID and proof of residence for any prospective purchaser before formally agreeing a sale. Photographic identification such as passport or driving licence, proof of residence, utility bill, council tax or official Inland Revenue correspondence.

IMPORTANT NOTICE 1. Every care is taken in preparing these particulars, but they do not constitute nor constitute any part of an offer or a contract. They are prepared in good faith, but they are for guidance only and intended to give a fair description of the property.





- Two bedrooms
- Spacious living room
- Family bathroom
- Beautiful mature gardens
- EPC Rating C
- Additional Office/Bedroom
- Kitchen
- Driveway & garage
- Council Tax Band D
- NO ONWARD CHAIN



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