



MILLINGTON TUNNICLIFF

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£210,000

Elizabeth Close
Ivybridge, Devon, PL21 0PL

3 BEDROOM TERRACED HOUSE
GAS CENTRAL HEATING
UPVC DOUBLE GLAZING

SOUTHERLY FACING REAR GARDEN
SINGLE GARAGE
MODERN FREESTANDING KITCHEN

Elizabeth Close

Very well presented 3 bedroom mid terraced house benefiting from upvc double glazing and gas central heating. Internally the accommodation comprises; entrance porch, spacious lounge, dining room, and kitchen on the ground floor, and on the first floor 3 bedrooms and a modern bathroom. There are gardens to the front and rear of the house. In a block close by is a single garage. Internal viewing is essential to fully appreciate this property. EPC C 75.

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FIRST FLOOR

LANDING Access to loft space, built in airing cupboard.

BATHROOM 6' 3" x 6' 2" (1.91m x 1.88m) Window to the rear elevation, tiled walls. Beautiful modern 3 piece suite in white comprising; freestanding roll top bath, low flush wc, and circular wash basin.

BEDROOM 1 12' 0" x 8' 7" (3.67m x 2.64m) Window to the rear elevation.

BEDROOM 2 11' 2" x 9' 1" (3.42m x 2.77m) Window to the front elevation.

BEDROOM 3 8' 7" x 5' 10" (2.62m x 1.79m) Window to the front elevation, built in over stairs storage cupboard.

OUTSIDE To the front of the house is a garden laid mainly to lawn.

To the rear of the property is an attractive enclosed garden with a level paved patio area, and footsteps leading down to a second garden area with mature flowers and shrubs. There is a gate from the garden leading to the garage block.

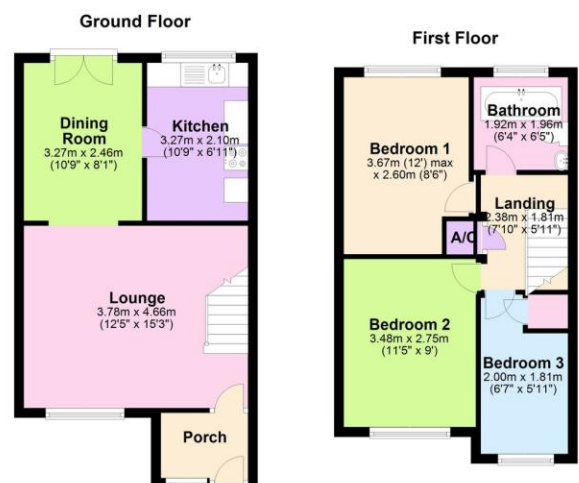
GARAGE Single garage in a block. The garage is the closest one to the property.

ENTRANCE HALL 5' 11" x 4' 5" (1.81m x 1.35m) Small entrance hall with space for coats and shoes, and a doorway leading to the lounge.

LOUNGE 15' 3" x 12' 4" (4.66m x 3.78m) Window to the front elevation, staircase to the first floor, and an arched opening leading through to the dining room.

DINING ROOM 10' 8" x 8' 0" (3.27m x 2.46m) Upvc double glazed French doors leading out to the rear garden, and a doorway to the kitchen.

KITCHEN 10' 8" x 6' 9" (3.27m x 2.08m) Window to the rear elevation, fully tiled walls, wall mounted gas central heating boiler, range of handmade beech kitchen units. Space for cooker and plumbing for automatic washing machine.



"Once you find the property you want to buy, you will need to carry out more investigations into the property than it is practical or reasonable for an estate agent to do when preparing sales particulars. For example, we have not carried out any kind of survey of the property to look for structural defects and would advise any homebuyer to obtain a surveyor's report before exchanging contracts. If you do not have your own surveyor, we would be pleased to recommend one. We have not checked whether any equipment in the property (such as central heating) is in working order and would advise homebuyers to check this. You should also instruct a solicitor to investigate all legal matters relating to the property (e.g. title, planning permission etc) as these are specialist matters in which estate agents are not qualified. Your solicitor will also agree with the seller what items (e.g. carpets, curtains etc) will be included in the sale".