



Bartows Causeway, Tiverton EX16 6RH

welcome to

Bartows Causeway, Tiverton

Located in close proximity to the town centre you will find this two double bedroom cottage offering spacious accommodation throughout. In brief the property comprises of a lounge with wood burning stove, dining room, kitchen, utility space and bathroom. Enclosed front garden. NO ONWARD CHAIN

Description

Discover this spacious two double bedroom cottage located within close proximity to the centre of Tiverton.

As you approach the property, a gated entrance welcomes you into a private enclosed garden and to the front door.

On entering the property there is a generous entrance hall that provides access to both the lounge and dining room. The lounge is dual aspect and of a good size. The real focal point is the wood burning stove. The spacious dining room flows seamlessly to the kitchen. The kitchen is well equipped with a range of wall and base units along with integrated appliances. Completing the ground floor accommodation is a useful utility space with a door leading to the garden. On the first floor you will find two double bedrooms, the main bedroom being a great size and dual aspect. Completing the accommodation is a family bathroom.

Externally the property benefits from a private enclosed garden. The garden is tiered mainly laid to artificial grass, patio area, matures shrubs and trees. NO ONWARD CHAIN

Entrance Hall

9' 8" x 4' 8" (2.95m x 1.42m)

Door to side. Two double glazed windows to front. Former window opening to dining room. Stairs to first floor.

Lounge

16' 8" Max x 11' 9" Max (5.08m Max x 3.58m Max)

Double glazed windows to side and front. Woodburning stove. Radiator. Beams.

Dining Room

10' 5" x 15' 9" (3.17m x 4.80m)

Doorway to kitchen. Archway opening to under the stairs. Former window opening to entrance hall. Beams.

Kitchen

11' 5" x 5' 11" (3.48m x 1.80m)

Double glazed window to side. The kitchen is equipped with a range of wall and base units with worktop over. Stainless steel sink one bowl and drainer. Built in oven, microwave and gas hob. Integrated dishwasher.

Utility Room

Space for washing machine and tumble dryer. Door to garden.





Landing

Doors to all rooms.

Bedroom One

16' 8" Max x 12' 1" Max (5.08m Max x 3.68m Max)
Double glazed window to side and front. Radiator.
Loft hatch.

Bedroom Two

16' 11" x 7' (5.16m x 2.13m)
Double glazed window to front. Radiator. Vault
ceiling. Beams.

Bathroom

Double glazed window to front. WC, wash hand
basin, bath with shower over, heated towel rail.
Cupboard housing the central heating boiler.

Front Garden

Concrete area. Four steps up to grass area then two
steps up to patio. Mature shrubs and trees.

Services

Mains gas, electric, water and drainage.

Disclaimer

All Services/ appliances have not and will not be
tested.

Location

Located very close to the centre of the thriving
market town of Tiverton. Tiverton provides plenty of
shops, supermarkets, schools, dentists, surgeries.
Fantastic for commuters being in easy reach to the
North Devon Link Road either to the north coast via
Barnstaple or eastward to the M5 (J27) and Parkway
mainline railway station.



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welcome to

Bartows Causeway, Tiverton

- Two Double Bedroom End of Terrace Home
- Lounge with Woodburner
- Well Equipped Kitchen
- Dining Room
- Family Bathroom

Tenure: Freehold EPC Rating: E

Council Tax Band: C

offers in excess of

£180,000



Ground Floor



First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Property Ref:
TVT105866 - 0005

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01884 256041



tiverton@fox-and-sons.co.uk



36 Bampton Street, TIVERTON, Devon, EX16 6AH



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