

Guide Price £475,000



3 Old Butterleigh Road, Silvertown, Exeter, Devon, EX5 4JE

- Generous sitting/dining room with patio doors
- Downstairs double bedroom
- Two spacious first floor double bedrooms
- LPG gas central heating
- Ample driveway parking for several vehicles
- Modern fitted kitchen
- Downstairs bathroom
- Upstairs shower room
- Mature lawned gardens with open view
- Garage & storage shed

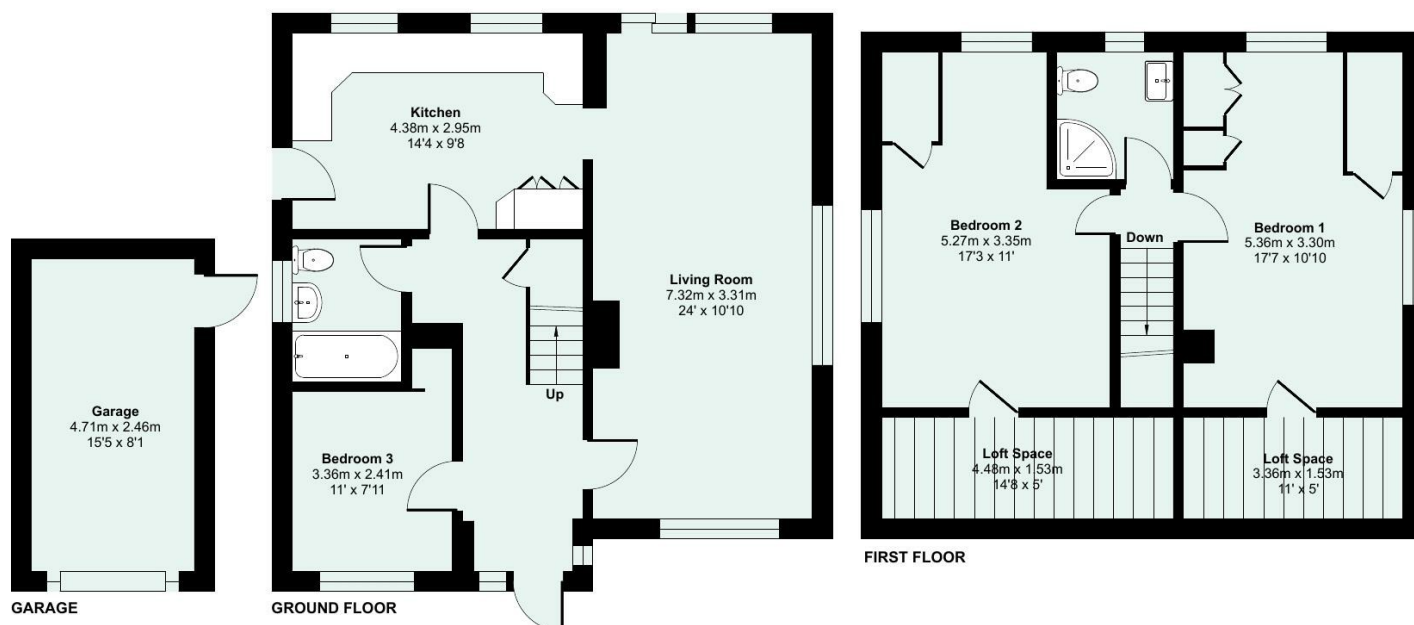
Sales, Lettings, Mortgages:

Bampton 01398 332006 | Cullompton 01884 32100 | Tiverton 01884 253500

A three bedroom chalet bungalow with wonderful mature gardens and open views over the meadows, situated on the edge of the village. No onward chain.



Approximate Area = 1133 sq ft / 105.2 sq m
 Limited Use Area(s) = 117 sq ft / 10.8 sq m
 Garage = 125 sq ft / 11.6 sq m
 Total = 1375 sq ft / 127.6 sq m
 For identification only - Not to scale



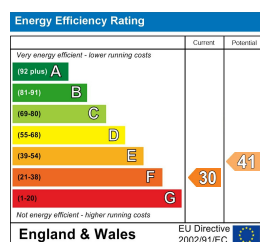
Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2026. Produced for Seddon Estate Agents LLP. REF: 1497829



Council Tax Band

D

EPC Rating



Viewings

Viewings by arrangement only. Call 01884 32100 to make an appointment.

[seddon.com](https://www.seddon.com)

Seddon is a trading name for both Seddon Estate Agents LLP (Company Number: OC302140) and Seddon Lettings Ltd (Company Number: 10248978)
 Registered in England. Registered Office: 8 Fore Street, Tiverton, Devon, EX16 6LH.
 Partners and Directors of both companies: Rob Hann, Dan Barclay, Emerald Seddon-Davey



Whilst every attempt is made to ensure our sales particulars are fair and accurate, they are only a general guide to the property and must not be relied on. Please qualify any specific points of interest with Seddon.