

**46 Pykes Down  
Ivybridge  
Devon  
PL21 0BY**

**Guide Price £320,000**

  
MILLINGTON TUNNICLIFF



# 46 Pykes Down Ivybridge Devon PL21 0BY



3



1



3



C



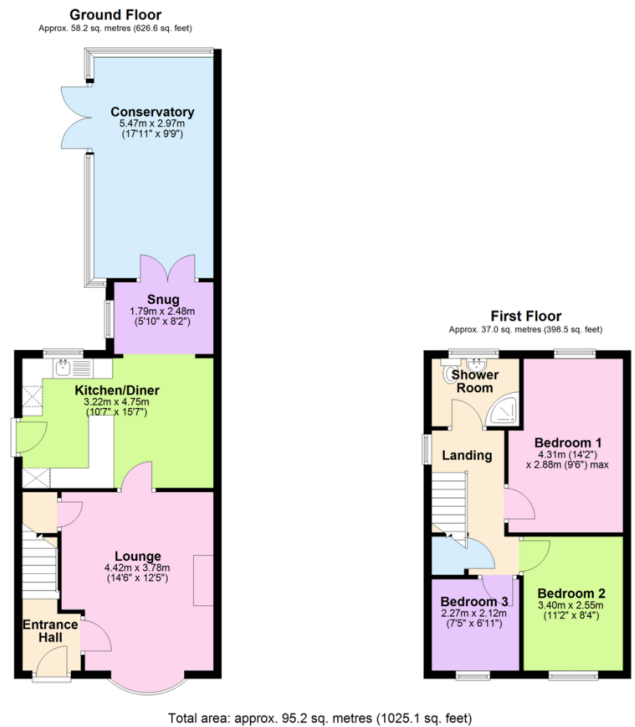
EPC

C 70



1025.1  
SQFT

## FLOORPLAN



## Guide Price £320,000

### SUMMARY

Offered to the market for the first time since it was built in 1982, this much-loved three-bedroom end of terrace home is set on a generous corner plot, boasting beautifully maintained gardens that truly set it apart. Positioned in a tucked away location, the property has been thoughtfully extended over the years to provide well-balanced living accommodation, including a welcoming lounge, spacious kitchen/diner, a cosy snug, and a double-glazed conservatory that offers wonderful views over the mature, lovingly tended gardens. Upstairs, there are three bedrooms and a modern shower room. Additional benefits include parking area and a garage in a nearby block. This is a rare opportunity to acquire a cherished family home, ideally suited to those seeking space, charm, and a beautiful garden to enjoy. EPC C 70.

Beautifully Maintained Gardens | Tucked Away Position | Electric Car Charging Point | Garage & Parking To The Rear Of The Property | Shower Room | Snug With Adjoining Conservatory Overlooking The Garden | Lounge | Spacious Kitchen/Diner | Positioned On A Generous Corner Plot | Three Bedroom Extended Family Home

### CONTACT

19 Fore Street

Ivybridge

Devon

PL21 9AB

### EMAIL

[info@millingtontunnicliff.co.uk](mailto:info@millingtontunnicliff.co.uk)

### TEL

01752 896020

[www.millingtontunnicliff.co.uk](http://www.millingtontunnicliff.co.uk)

