



Connells

Mile End Road
Newton Abbot



Property Description

Situated on Mile End Road in Newton Abbot, this deceptively spacious two bedroom terraced property offers well-proportioned accommodation, a private rear garden and particularly useful outbuildings. With scope for a purchaser to add their own finishing touches, the property would make an excellent first-time purchase, investment or home for those looking to be within convenient reach of the town centre.

The accommodation begins with an entrance hallway leading into the front lounge, a comfortable reception room with a large window providing plenty of natural light and a feature fireplace creating a focal point to the room.

Moving through the property is a separate dining room, providing excellent space for a family dining table and featuring an attractive exposed brick fireplace. The arrangement of two individual reception rooms gives buyers plenty of flexibility for everyday living or entertaining.

To the rear is the fitted kitchen, comprising a range of wall and base units with work surfaces, inset sink and space for appliances. Beyond the kitchen is the ground-floor shower room, fitted with a shower enclosure, WC and wash hand basin. Stairs from the dining area rise to the first floor where there are two generously proportioned double bedrooms which both offer comfortable accommodation.

Externally, the property benefits from an enclosed rear garden, predominantly arranged with a paved patio and lawn, creating a low-maintenance outside space suitable for seating.

Front Of The Property

On-street parking.

Entrance Hallway

Door into the dining room.

Lounge

10' 11" x 10' 6" (3.33m x 3.20m)

Double glazed window to the front of the property, feature fireplace with wood-burner and a wall mounted radiator.

Dining Room

14' 2" x 10' 6" (4.32m x 3.20m)

Feature brick fireplace, stairs to the first floor and a wall mounted radiator.

Kitchen

8' 6" x 7' 9" (2.59m x 2.36m)

Double glazed window to the rear of the property, wall and base units, one bowl stainless steel sink/drain, gas hob with extractor over, oven, part tiled, plumbing for washing machine, door to shower room and stable-style door to the rear garden.

Shower Room

Obscure double glazed window to the rear of the property, shower, WC, wash hand basin and a wall mounted heated towel rail.

First Floor

Bedroom One

14' 2" x 10' 10" (4.32m x 3.30m)

Double glazed window to the front of the property, feature cast iron fireplace and a wall mounted radiator.

Bedroom Two

11' 1" x 10' 6" (3.38m x 3.20m)

Double glazed window to the rear of the property, wall mounted gas boiler and a wall mounted radiator.

Rear Of The Property

Enclosed pleasant rear garden with a paved patio for garden furniture, area of lawn, raised fish pond and purpose built workshop/shed.

Please note that the neighbours have a right of access across the rear of the property.

Outbuilding

17' 3" x 7' 8" (5.26m x 2.34m)

Double glazed patio doors into the workshop which offers lights and power.

Shed (17' 9" x 4' 10")

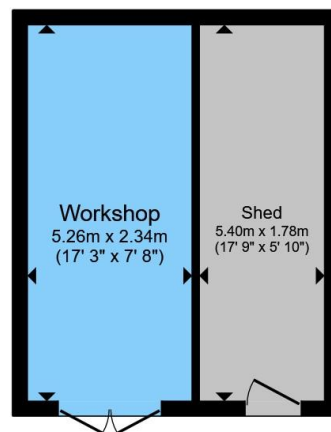
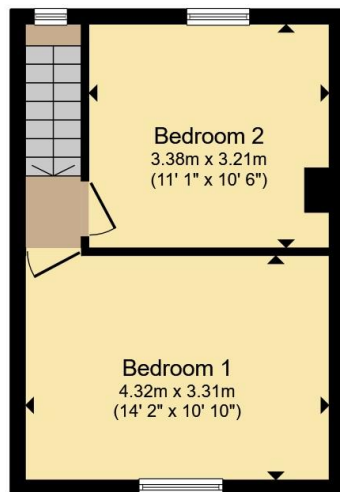
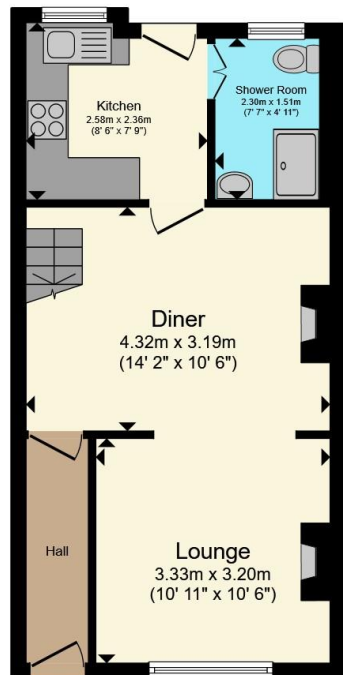
uPVC door into the shed with lights and power.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Please note that the neighbours have a right of access across the rear of the property.





Ground Floor

First Floor

Outbuilding

Total floor area 89.3 m² (961 sq.ft.) approx

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.propertybox.io

Connells



To view this property please contact Connells on

T 01626 365 064
E newtonabbot@connells.co.uk

4 Bank Street
NEWTON ABBOT TQ12 2JW

EPC Rating: Council Tax
Awaited Band: B

view this property online connells.co.uk/Property/NAB313522

Tenure: Freehold



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Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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