



14 Raleigh Road, Ottery St. Mary, EX11 1TG

Guide Price £335,000

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Raleigh Road is situated on the eastern outskirts of the town, whilst the excellent range of local amenities remains easily accessible on foot. A nearby pedestrian pathway provides level access into the town centre, making this a convenient location for a variety of prospective buyers.

This well-proportioned, extended four-bedroom semi-detached property occupies an enviable corner plot position and offers spacious and versatile accommodation, whilst providing prospective buyers with an excellent opportunity to modernise and update throughout. The accommodation briefly comprises a sheltered entrance porch leading to the front door and entrance hallway.

The living room is a generous size, providing ample space for lounge furniture and benefiting from a large picture window which allows plenty of natural light to flood into the room. A door leads through to the kitchen/dining room, which enjoys views over the rear garden and has sliding doors providing direct access outside. The kitchen is fitted with a range of wooden-fronted cupboards and drawers at both base and eye level, together with space for modern appliances. The adjoining dining area provides ample room for a family dining table and chairs.

The adjoining utility room is particularly spacious, offering further appliance space, including provision for a washing machine and tumble dryer, together with a fitted sink and useful storage cupboards beneath. A door provides additional access to the rear garden. Also on the ground floor is a large double bedroom, which could alternatively be used as a second reception room if required, together with a useful downstairs W.C.

On the first floor are three further well-proportioned bedrooms, served by a shower room. The property also benefits from gas central heating and uPVC double glazing throughout.

To the outside, the front garden is laid to gravel and complemented by mature shrubs. A large driveway provides parking for several vehicles and leads to a large integral single garage, which benefits from light and power.

The rear garden has been landscaped with ease of maintenance in mind, incorporating a large patio area which provides ample space for outdoor dining and entertaining. A variety of mature shrubs and trees line the boundaries, creating an excellent degree of privacy. The garden also backs onto a brook and enjoys a southerly aspect, taking advantage of the sunlight throughout the day.

The property offers considerable potential and will appeal to prospective buyers seeking a spacious family home which they can modernise and personalise to their own taste. Offered to the market with no onward chain, early inspection is highly recommended.

TENURE Freehold

VIEWING By prior appointment with Redferns on 01404 814306

SERVICES We understand all mains services are connected

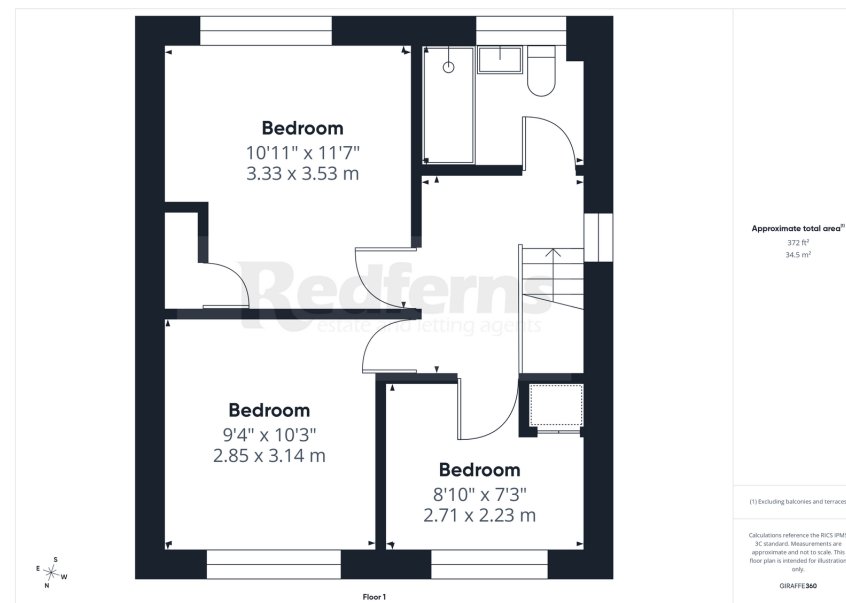
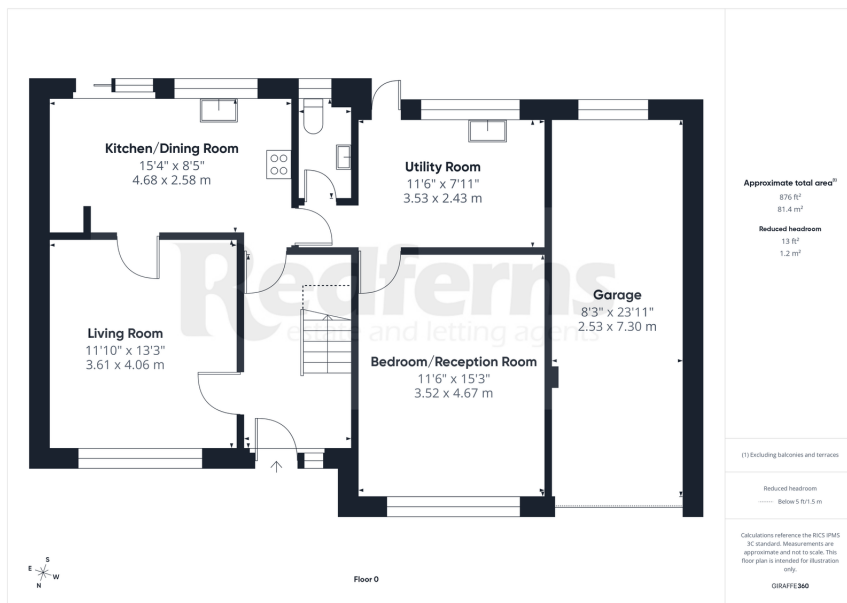
OUTGOINGS Council Tax Band D

MOBILE AND BROADBAND COVERAGE Broadband is connected to this property, for specific checks, please use this link checker.ofcom.org.uk





- Extended four-bedroom semi-detached property
- Spacious and versatile accommodation
- Living room with picture window
- Spacious utility room and downstairs W.C.
- Southerly facing rear garden backing onto a brook
- Envious corner plot position
- In need of modernisation throughout
- Kitchen/dining room with garden access
- Large driveway and integral garage
- No onward chain



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