

2 Bakery Meadow, Puddington, Tiverton, EX16 8LW

£1,300 PCM

A three bedroom detached bungalow in the rural village of Puddington, 20 minutes from Tiverton.

Description

Set in a quiet cul-de-sac location in Puddington, this three bedroom detached bungalow benefits from uPVC double glazing and oil fired central heating.

There are three double bedrooms with the master having an ensuite shower room, WC and basin. The second bedroom has built in wardrobe storage.

To the front is the driveway with ample parking and the garage with an electric door and a mature garden. The conservatory entrance leads to the front door and large entrance hallway. Spacious lounge diner with working open fireplace and archway to the rear conservatory area which has patio doors to a decked terrace area, leading to the mature rear gardens.

There is a good sized fitted kitchen with built-in double oven and ceramic hob and a door to the large utility room, which has plumbing for a washing machine and some fitted units. Washing machine, dishwasher and fridge freezer can be left on a non-repairing basis.

The bungalow has a family bathroom with a shower over the bath.

The rear garden has lawns with mature trees/shrubs and has beautiful views over the surrounding countryside, together with a greenhouse and potting shed at the side. The shed can be removed if not required.

Viewing is highly recommended - this spacious bungalow would suit someone who loves to garden!

Puddington

Puddington is a small village in Mid Devon, approximately 9 miles from Tiverton and 8 miles from Crediton.

Lettings enquiries

If you have any enquiries, please do not hesitate to contact the office on 01884 257997 or email us at lettings@weldenedwards.co.uk.

General Conditions Lettings

Upon application we require one weeks rent as a holding fee. This will then be held up to 90 days or until the move in occurs and the money will be used to deduct from the first month's rent. Terms and conditions apply.

Disclaimer

- Rural location
- Ensuite shower room
- Fitted kitchen with appliances, if required
- Front & rear conservatories
- Garage & ample driveway
- Three double bedrooms
- Family bathroom with shower over bath
- Lounge/Diner with open fireplace
- Mature gardens front & back
- EPC rating - TBC



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
		60	82
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
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