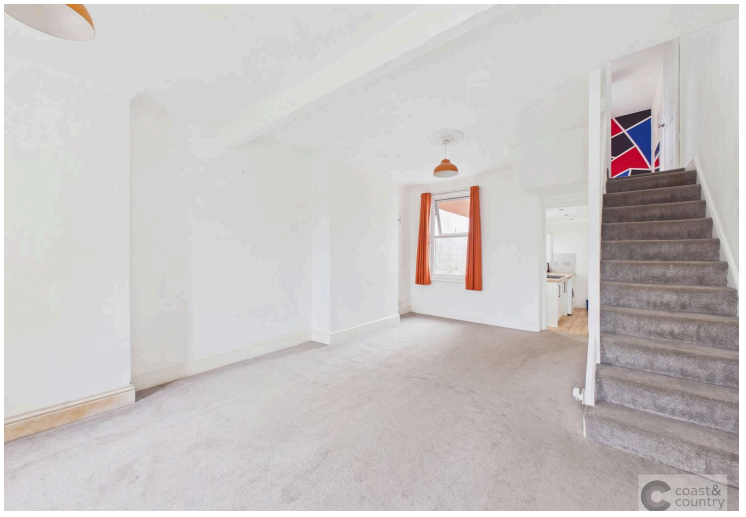






6 Western Road, Newton Abbot

£175,000 Freehold

3 Bedrooms • Modern Kitchen • First Floor Bathroom • Resident Permit Parking • EPC: D67 • Convenient Location • Open Plan Lounge/Diner • Courtyard Garden • Courtyard to Rear • Mid-Terrace Period House • Video Walk-Through Available















A Victorian Terraced three-bedroom property situated on Western Road which is just a short walk from the vibrant town centre of Newton Abbot. The property offers double glazing and gas central heating along with an open plan lounge/diner, first floor bathroom and three bedrooms.

Accommodation

Entering the property through the uPVC front door you are first welcomed by an entrance porch which is now open to the lounge/diner. The lounge/diner was originally two separate reception rooms with an entrance hallway, this has now been fully opened into one space and offers versatile living accommodation. To the rear of the property is a recently-fitted galley-style kitchen with an excellent amount of worktop space and storage along with space for the fridge/freezer, space for the washing machine, built-in wall mounted electric oven and separate built in electric hob.

Upstairs are three bedrooms, two doubles and a single, and a family bathroom. The master bedroom occupies the front of the property and is of a generous size.

Garden
The property offers a rear courtyard which has access to the communal alleyway at the back of the property.

Parking
Residents permit parking scheme in operation in the area.

Agent's Notes
Council Tax: Currently Band B
Tenure: Freehold
Mains water. Mains drainage. Mains gas. Mains electricity.





Disclaimer: Any information provided is purely a guide and is noncontractual. Although every effort is made to ensure accuracy we rely on information from third parties and checking all information supplied would add to the cost of moving. On agreeing to buy a property you should have the property surveyed to your satisfaction and arrange tests on all appliances and equipment. We have not surveyed the property or carried out other checks. You should instruct a solicitor to investigate all legal matters relating to your purchase and confirm what is included in the sale. Room sizes ± 0.1m. We reserve the right to offer prospective purchasers additional services. These will be chosen to assist in a prompt and smooth transaction and might include financial and legal services, removals, surveying and others. In some instances, we are paid for introductions to third parties. The maximum amounts that we currently receive are £150.00 per transaction from solicitors and 30% of income generated by financial advisers. To assist vendors with their move we may arrange a no obligation quotation for conveyancing and a call from a financial adviser to see if they can be of any assistance. To ensure compliance with HMRC's Anti Money Laundering and Source of Funds regulation, we use Smart Compliance. Purchasers and those providing funds towards a purchase are required to complete this compliance process, for which there is a £75.00 charge.