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10 Capper Close
Newton Poppleford
EX10 0HD

£189,950 FREEHOLD



A mid-terrace house occupying an elevated position overlooking the village to countryside beyond, well placed for those looking to commute to the surrounding area.

Offered for sale with no ongoing chain, the house provides comfortable, two bedroom accommodation with gas central heating and double glazing. An entrance porch leads to an open-plan, dual aspect sitting/dining room with large windows to the front and rear aspect. A separate kitchen is fitted with a range of units providing good storage and with a built-in fridge, oven and electric hob. A larder cupboard provides further storage.

On the first floor, the main bedroom is particularly spacious with numerous windows to the front aspect and a built-in wardrobe. There is a second double bedroom, taking in a fine view across the village to countryside beyond. There is a built-in wardrobe and storage and a cupboard housing the gas combination boiler (serviced in July 2025). The bathroom is fitted with a white suite featuring a mains shower over the bath.











There is a sloping lawn garden to the front with steps descending to the front door. To the rear are two decked terraces, both enjoying a fine outlook and leading down to a gravel garden. Gated rear access leads to the garaging area where a single garage belongs to the property – the righthand end garage as you look back at the house – measuring 2.6m x 4.9m with power and light.

Newton Poppleford is well placed for those looking to commute to the surrounding area, in particular Exeter, Exmouth, Sidmouth and Honiton. The village offers amenities to include a convenience store/post office, popular public house, primary school, hairdressers, village hall and bus services to the surrounding area.

SERVICES Mains gas, electricity, water and drainage are connected.

BROADBAND AND MOBILE Standard and Superfast broadband are available in the area with estimated download speeds of up to 80 mbps. Good outdoor and variable in-home mobile coverage is available from EE, Three, O2 and Vodafone. Information provided by Ofcom - February 2026.

OUTGOINGS We are advised by East Devon District Council that the council tax band is B.

EPC: C

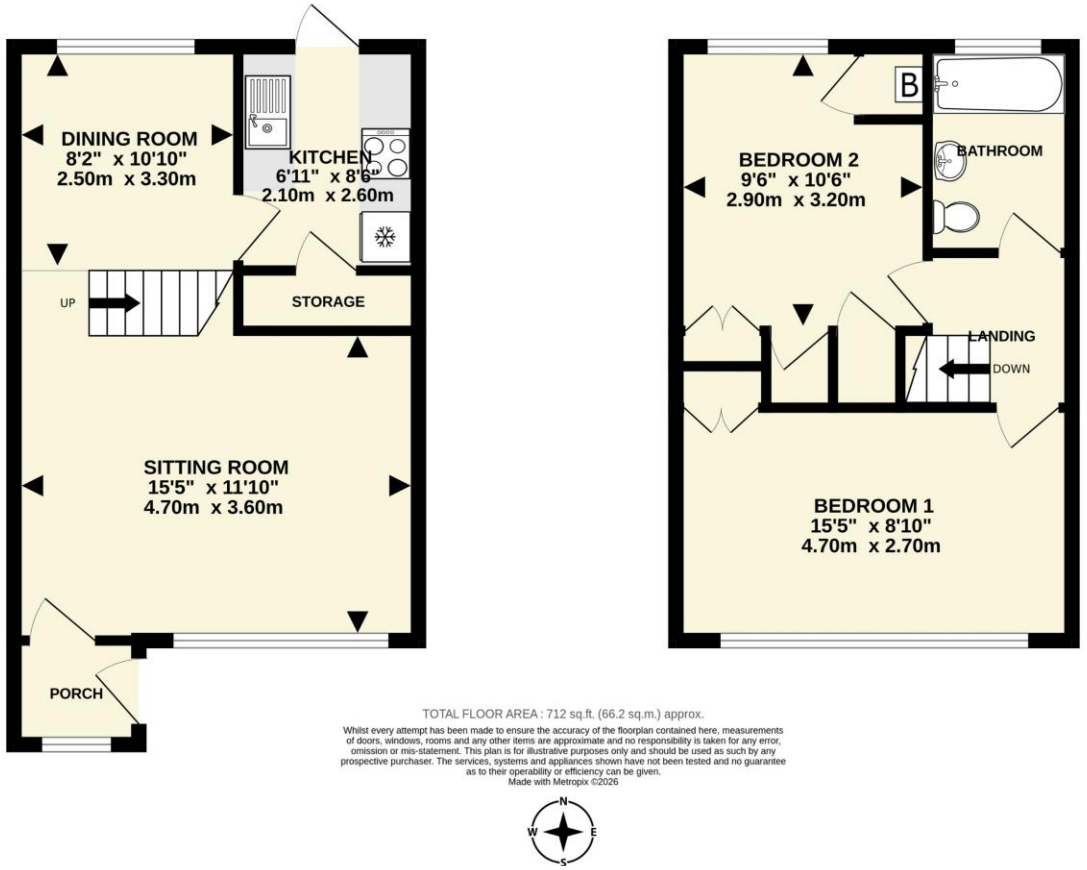
POSSESSION Vacant possession on completion.

REF: DHS02622

VIEWING Strictly by appointment with the agents.

GROUND FLOOR
369 sq.ft. (34.3 sq.m.) approx.

1ST FLOOR
343 sq.ft. (31.9 sq.m.) approx.



TOTAL FLOOR AREA : 712 sq.ft. (66.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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IMPORTANT NOTICE If you request a viewing of a property, we the Agent will require certain pieces of personal information from you in order to provide a professional service to both you and our clients. The personal information you provide may be shared with our client, but will not be passed to third parties without your consent. The Agent has not tested any apparatus, equipment, appliance, fixtures, fittings or services and so cannot verify that they are in working order, or fit for the purpose. A Buyer is advised to obtain verification from their solicitor and/or surveyor. References to the tenure/outgoings/charges of a property are based on information supplied by the seller - the Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their solicitor. Items shown in photographs/floor plans are not included unless specifically mentioned within the sale particulars. They may be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on a journey to view a property.

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