



52 CREDITON ROAD 4 Bed Chalet Bungalow Near Town Centre
O.I.E.O £300,000 OKEHAMPTON

MILLER TOWN & COUNTRY
Part of Smart Property Group



- >> Spacious Detached Home
- >> Extended to Rear & Converted Loft
- >> 2 Beds Downstairs & Study
- >> 2 Beds Upstairs
- >> 2 Reception Rooms
- >> High Ceilings and Large Windows
- >> Private Driveway Parking
- >> Short Walk to Town's Amenities



The Property

We anticipate the property selling for between £325,00 and £345,000. This circa 1930s detached chalet bungalow presents an excellent opportunity: a spacious home with private parking and within a short walk of Okehampton's town centre. The front elevation is typical for properties of this era, with two large bay windows, and a modern entry porch giving access to the central hallway. From here you can access the interconnected reception rooms: living room, dining room and kitchen. The living room has been extended and features french doors to the rear garden. From the kitchen there is access to a rear porch / utility, perfect for keeping the practical parts of the home separate from the living space. Also along the hallway are two large double bedrooms, an office and a bathroom. Upstairs are the two remaining bedrooms (one of which is a large double), and a shower room. The property would benefit from some cosmetic updates and modernisation but could also be enjoyed just as it is.

Outside

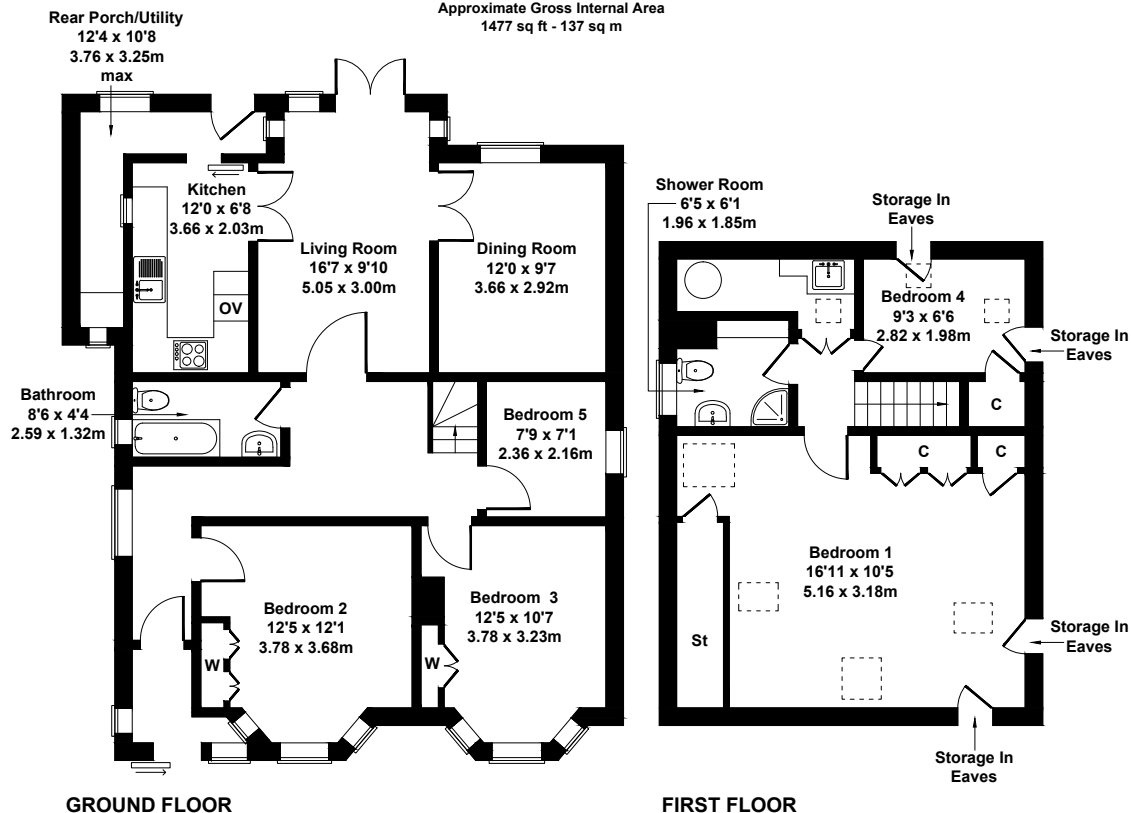
To the front, steps lead up to a low maintenance garden, and there is access around the side to the low maintenance rear garden, both with mature ornamental plantings. Also to the rear is a private drive with parking for 1 - 2 cars, depending on size. In addition, there is scope to enlarge the driveway if desired, subject to any necessary consents.





52 Crediton Road

Approximate Gross Internal Area
1477 sq ft - 137 sq m



KEY INFORMATION

- 4 Bedrooms
- 2 Bathrooms
- 2 Reception Rooms
- Private Drive
- Not Listed
- Heating: Electric
- Utilities: Mains electric, water and drainage
- Restrictions: No business use aside from lodgers / boarders or learned or artistic professions
- Easements, Wayleaves: None known
- Public Rights of Way: None
- Flooding: None known
- Notable Construction Materials: None known
- Building Safety Concerns: None known
- Mining Area: No
- Planning Permission / Proposed Developments: None known
- EPC Rating: E (39)
- Council Tax Band: D
- Tenure: Freehold
- Broadband: FTTP *Per Ofcom
- Mobile Signal: Likely *Per Ofcom
- Ground floor bedrooms and bathrooms

Location

The property is located on a popular street in the vibrant town of Okehampton within a short walk of the town's amenities, which include 3 supermarkets and a wide variety of shops and services. Okehampton is also the walking centre of Dartmoor with its wild landscape and space to roam accessible from the edge of town. A rail link provides connectivity to Exeter and the main Penzance to London Paddington line, and the A30 corridor is on the doorstep. The city of Exeter offers an extensive commercial and retail centre as well as additional road and air links.

Miller Town & Country

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VIEWING: Strictly through the
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