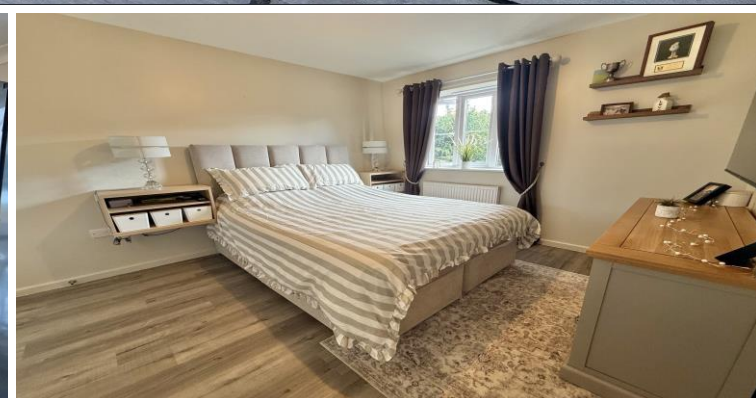
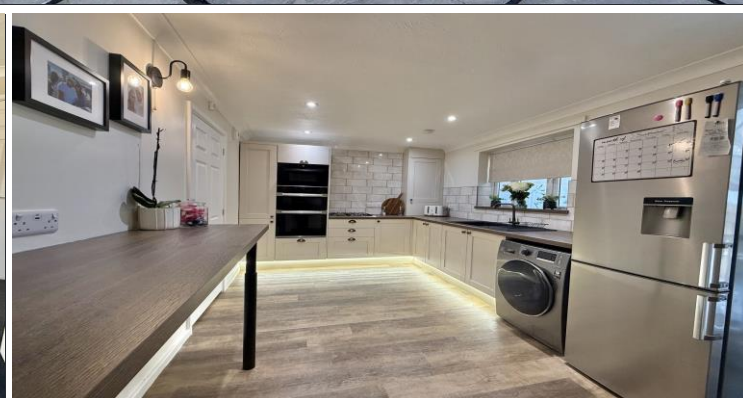
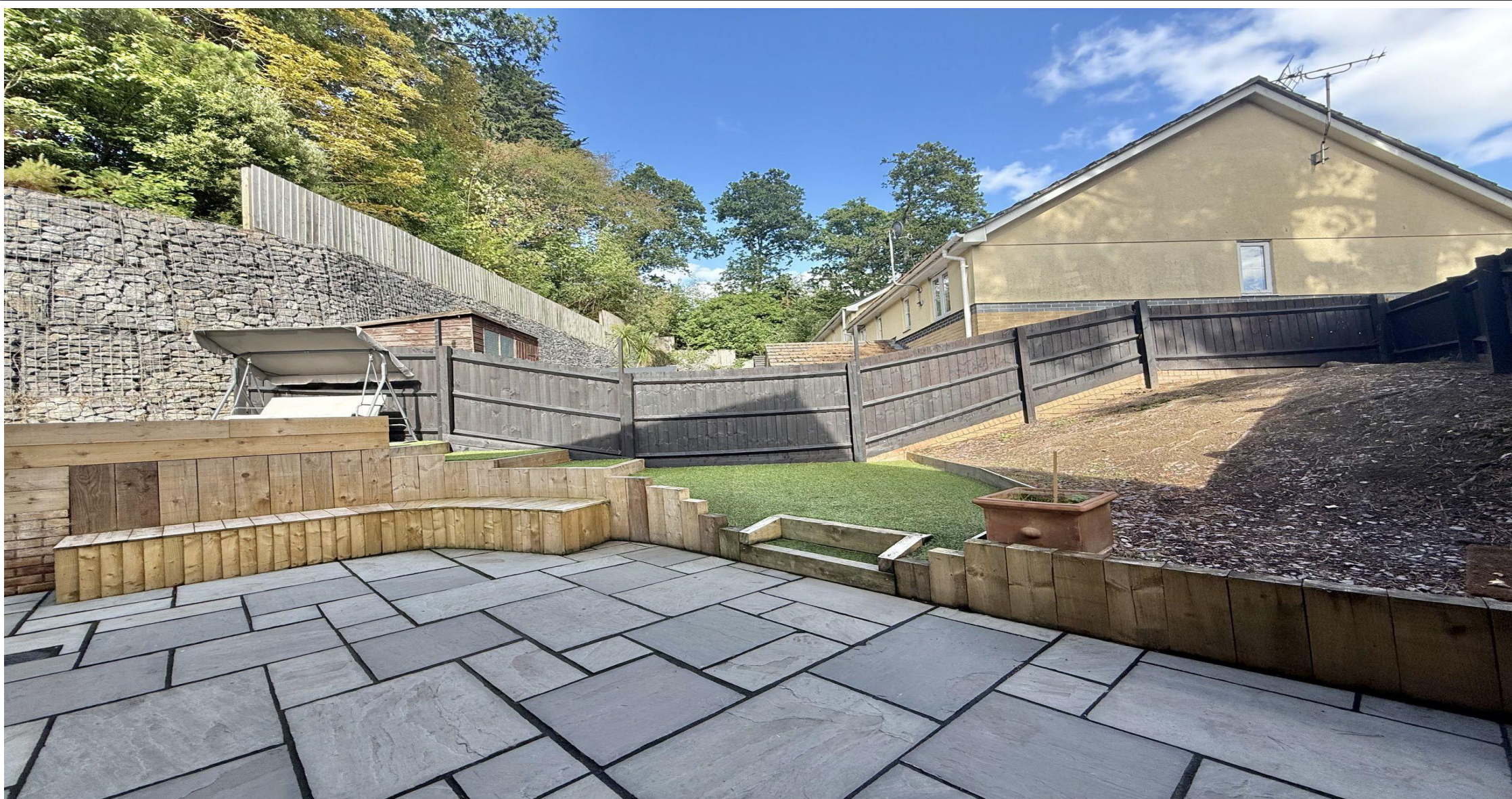




Our View “A property and garden that must be seen to be appreciated”

A delightful and well-presented three-bedroom semi-detached property featuring a living room, modern fitted kitchen/breakfast room, sunroom, three good-sized bedrooms, and a modern fitted family bathroom. The property also benefits from superb gardens and a driveway providing off-road parking. Situated in a cul-de-sac within a convenient position in Newton Abbot.

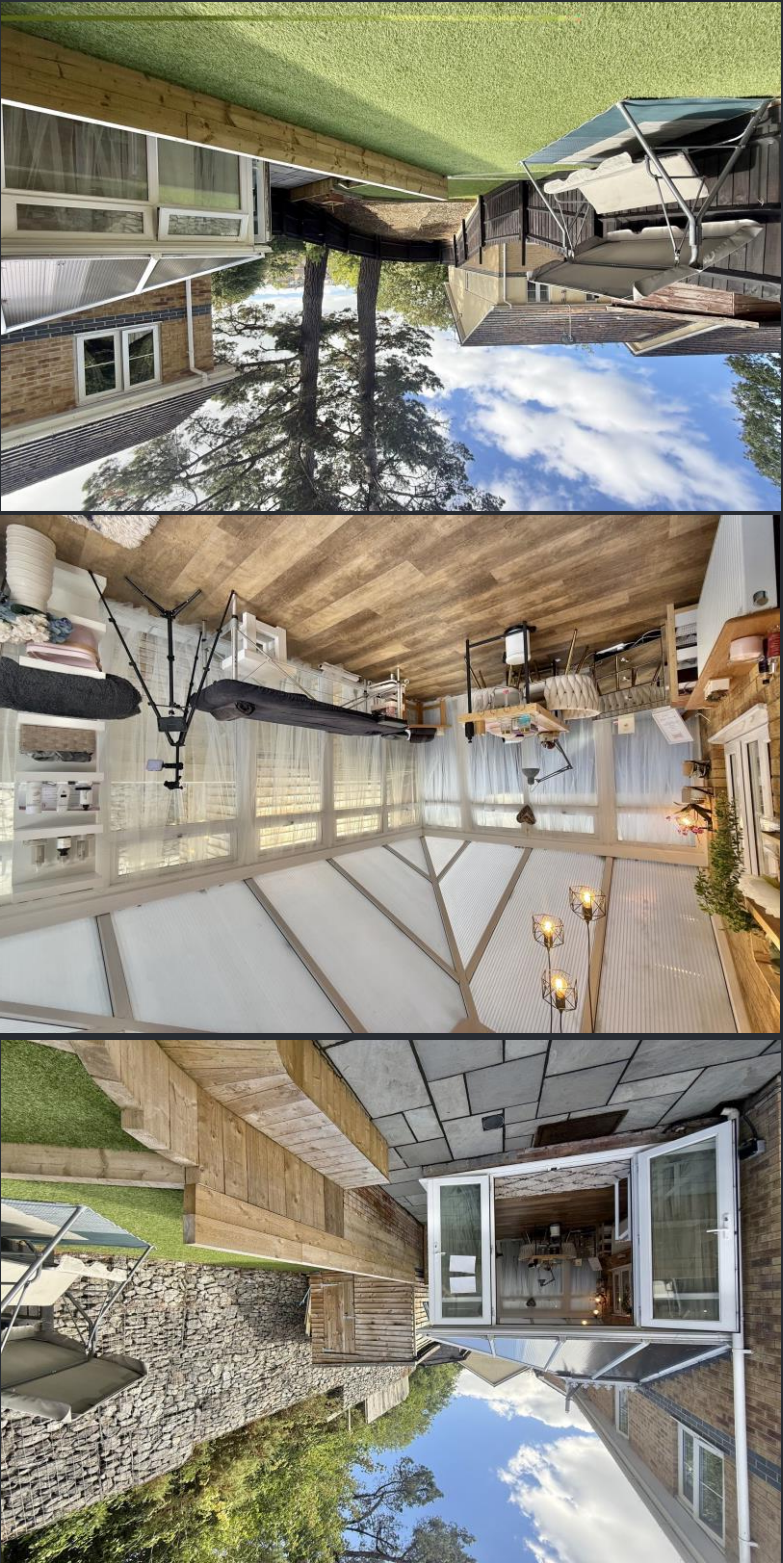
The accommodation begins with an entrance hallway featuring wood-effect flooring and access to a downstairs WC, comprising a low-level flush WC, pedestal wash hand basin, tiled walls, and an obscure double-glazed window to the front. From the entrance hallway, access is provided to the living room, a spacious room with double-glazed windows to the front and side aspects, along with useful storage space beneath the staircase. A door leads through to the kitchen/breakfast room, a delightful modern fitted space comprising a range of matching wall and base units, sink and drainer with mixer tap, built-in Lamona double oven and microwave, gas hob, space for a washing machine and fridge/freezer, and a cupboard housing the combination boiler. Further features

include wood-effect flooring, inset spotlights, and a double-glazed window overlooking the rear garden. An obscure double-glazed door provides access to the conservatory/sunroom. This versatile room features wood-effect flooring, double-glazed windows, and double doors opening onto the garden, providing a range of potential uses. From the entrance hallway, stairs rise to the first floor. The landing provides access to three bedrooms, all of which feature double-glazed windows to either the front or rear aspects. Two of the bedrooms benefit from built-in wardrobes. Also on this level is a superb modern fitted bathroom suite comprising a low-level flush WC, wash hand basin with storage beneath, panelled bath with mains shower fitted over, part-tiled walls, obscure double-glazed window to the front, and wood-effect flooring. From the landing, there is also access to a useful storage cupboard, an airing cupboard with shelving, and a hatch providing access to the loft space. Outside Externally, the property benefits from superb and deceptively spacious enclosed gardens. To the front, there is a driveway to the side of the property providing off-road parking for a number of vehicles, with a pathway leading to the front entrance. To the side and rear is a superb garden which must be seen to be fully appreciated. Leading from the sunroom is a large patio area, creating an ideal space for outdoor dining and entertaining. There is also a bespoke wooden seating area, while a few steps rise to areas of artificial lawn, providing further space for relaxation and entertaining. Additional features include a large timber-built storage shed and log store. The garden backs onto an exposed stone wall, adding character to the outside space. A

further benefit is an additional section of land with gated access leading to an enclosed, fenced area to the side of the property, featuring two mature trees. This area offers a variety of potential uses.

- Delightful semi-detached property
- Living room
- Superb modern kitchen / breakfast room
- Sun room / conservatory
- W.C
- Three good size bedrooms
- Modern bathroom
- Spacious and enclosed gardens
- Driveway
- NO CHAIN





*Not every aspect has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for guidance 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 operation or efficiency can be given.
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