



46 BEECHFIELD ROAD, FREMINGTON, EX31 3DB

£325,000

An extended two double bedroom link-detached bungalow, set in sought-after location, offering a spacious accommodation including lounge and modern kitchen/dining room, both opening onto a generous, sunny rear garden, together with a smart shower room & separate WC plus garage and parking.

Situated in a sought-after residential location, this extended two double bedroom link-detached bungalow offers spacious, well-balanced accommodation, ideal for those seeking comfortable single-storey living.

A particular feature of the home is the generous lounge, complemented by a stylish modern kitchen/dining room, both enjoying direct access to the attractive and good-sized rear garden, creating a wonderful connection between inside and out.

The property offers two double bedrooms, a well-appointed shower room together with an additional separate WC, whilst further benefits include gas central heating and uPVC double glazing throughout.

Outside, the rear garden is a delightful feature, laid predominantly to generous areas of lawn with a patio area ideal for outdoor dining and entertaining, alongside a handy timber shed and useful side gated access.

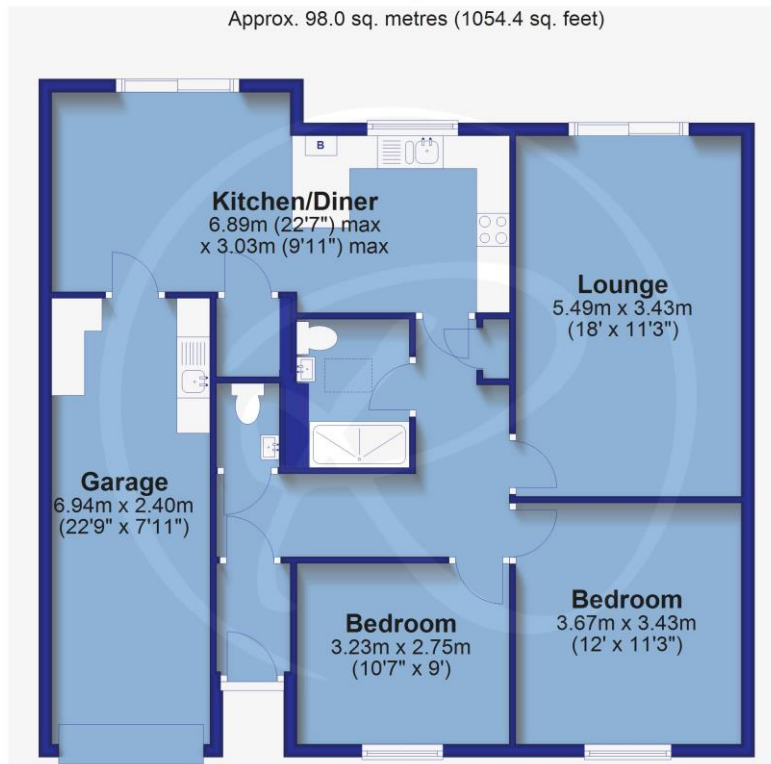
Completing the appeal is a garage and off-road parking for two vehicles.

A well-presented home offering space, practicality and a lovely garden setting—an early viewing is recommended.

Services: All mains services are connected
Energy Performance Certificate: D (64)
Council Tax: BAND C (£2,308.05 per annum)



Approx. 98.0 sq. metres (1054.4 sq. feet)



For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. If there are any important matters which are likely to affect your decision to buy, please contact us before viewing the property. No responsibility can be accepted for any expenses incurred by any intending purchaser in inspecting properties which have been sold, let or withdrawn.

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