

SIMPLY GREEN



Hameldown Way, Newton Abbot, TQ12 2DN

Newton Abbot -



Bedrooms: 2 | Bathrooms: 1 | Receptions: 1

- Chain Free
- Semi Detached Retirement Bungalow
- Lounge Diner
- 2 Bedrooms
- Communal Gardens
- Community Lounge
- Located within grounds of Lydford House
- Double Patio Doors Opening Onto A Private Courtyard Garden

Property Type: Semi-Detached Bungalow

Council Tax Band: B

Tenure: Freehold

A delightful two-bedroom semi-detached retirement bungalow situated within the attractive grounds of Lydford House. Conveniently located close to Newton Abbot town centre, local amenities and the main railway station, offering excellent transport links to Exeter and the South Devon coastline. The property benefits from spacious open-plan living accommodation, a private courtyard garden, electric heating throughout and two comfortable bedrooms, making it an ideal low-maintenance home.





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Nestled within the attractive grounds of Lydford House, this two-bedroom semi-detached retirement bungalow offers comfortable, low-maintenance living in a highly convenient location. Positioned close to local amenities, Newton Abbot town centre and the main railway station, the property provides easy access to Exeter and the beautiful South Devon coastline.

Upon entering, you are welcomed into a spacious hallway which provides access to all principal rooms. To the right, the accommodation opens into a bright and sociable open-plan lounge, dining area and kitchen. The lounge enjoys double patio doors leading directly onto the private rear courtyard garden, creating an ideal space for relaxing while allowing plenty of natural light to flow through the home.

The kitchen is well-equipped with ample storage cupboards and benefits from plumbing for a washing machine. Electric heating is installed throughout the property, with a hot water tank conveniently located within the airing cupboard in the hallway.

To the left of the hallway is a practical wet room comprising a WC, wash hand basin and heated towel rail. The main bedroom is situated to the rear of the property and features fitted wardrobes together with an electric heater. The second bedroom provides versatile accommodation for guests, hobbies or a home office and also benefits from an electric heater.



Externally

The property enjoys a small lawned frontage, ideal for displaying potted plants and seasonal flowers. A private courtyard, positioned between the lounge and principal bedroom, provides a secluded outdoor space and allows natural light to flood the interior.

This delightful retirement bungalow offers a wonderful combination of comfort, convenience and independent living in a sought-after location.

Agent Notes

Residents must be at least 60 years of age . In the case of a married couple, one of them must be 60 when they first occupy.

Service Charge: £179.23 p.c.m = £2,150.76 p.a.

Viewings

To view this property, please call us on 01626 798440 or email sales@simply-green.co.uk and we will arrange a time that suits you.

Services

Mains Electricity. Mains Water. Mains Drainage.

Local Authority

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AND

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house or to arrange a viewing
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below to view all of the details
of this property online.



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