



**Moore Drive, Tiverton EX16 4FU**

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## **Moore Drive, Tiverton**

Offered to the market with NO CHAIN is this detached home. Inside, it features a bright living room with open views, and a superb kitchen/ diner/ family room. Upstairs includes four bedrooms, a master en suite, and an upgraded family bathroom. Outside front & rear gardens. Drive & Garage.

Located on the edge of Tiverton, enjoying countryside views is this Detached four-bedroom home. On entering the accommodation, you are greeted by an entrance hall. The lounge is front facing and enjoys views over the hills beyond. The generous kitchen and dining area forms the heart of the home. With patio doors open directly onto the rear garden. The kitchen is well equipped with built in appliances, with space for a table and a small sofa. Upstairs, this property benefits from four bedrooms. Serviced by an en suite shower room, and a family bathroom. The outside space is equally appealing. A private driveway provides parking and leads to a brick-built garage. The rear garden is mainly laid to grass and includes a patio area, ideal for outdoor dining or relaxation, with convenient access to both the kitchen and the garage. This property has been upgraded throughout by the current owners and is in turn key condition. Offered to the market with no onward chain, this is one to view!

### **Entrance Hall**

Doors to all rooms and stairs up to the first floor. Features a radiator and an understairs cupboard.

### **Kitchen**

Double-glazed window to the rear and double-glazed patio doors to the rear. Features two radiators, wall & base units, an integrated fridge/freezer and dishwasher, a stainless-steel sink & drainer, a gas hob, double eye-level ovens, an extractor hood, and spotlights and splashback lighting. There is space for a dining table, a TV point, with a utility cupboard with space for washing machine & tumble dryer, the wall-hung boiler, and an extractor.

### **Lounge**

Double-glazed window to the front, with 2 radiators, and TV and telephone points.

### **Cloakroom**

Double-glazed window to the side. Features a radiator, WC, a wash hand basin, and is partially tiled.

### **Landing**

Doors to all rooms on the first floor. Has a radiator and the loft hatch.





### **Bedroom One**

Double-glazed window to the front. Features a radiator, a built-in wardrobe, and a TV point.

### **En Suite**

Double-glazed window to the side. Features a WC, a wash hand basin, a shower, heated towel rail, shaver points, spotlights, an extractor fan, and a wall hung cabinet. It is partially tiled.

### **Bedroom Two**

Double-glazed window to the rear. Has a radiator.

### **Bedroom Three**

Double-glazed window to the front. Has a radiator.

### **Bedroom Four**

Double-glazed window to the rear. Has a radiator.

### **Bathroom**

Double-glazed window to the side. Features a WC, a wash hand basin, a heated towel rail, a bath with shower over, and an extractor fan. It is partially tiled.

### **Loft Space**

Insulated, with no ladder and no boarding.

### **Front Garden**

The front garden is laid to lawn, with plants and shrubs.

### **Rear Garden**

In the rear garden, there is a patio path, with an area laid to lawn with plants & shrubs, an outside tap, and access to the driveway.

### **Parking**

Parking is on the dropped kerb driveway.

### **Garage**

The garage has power and light, is partly boarded, and has storage space.



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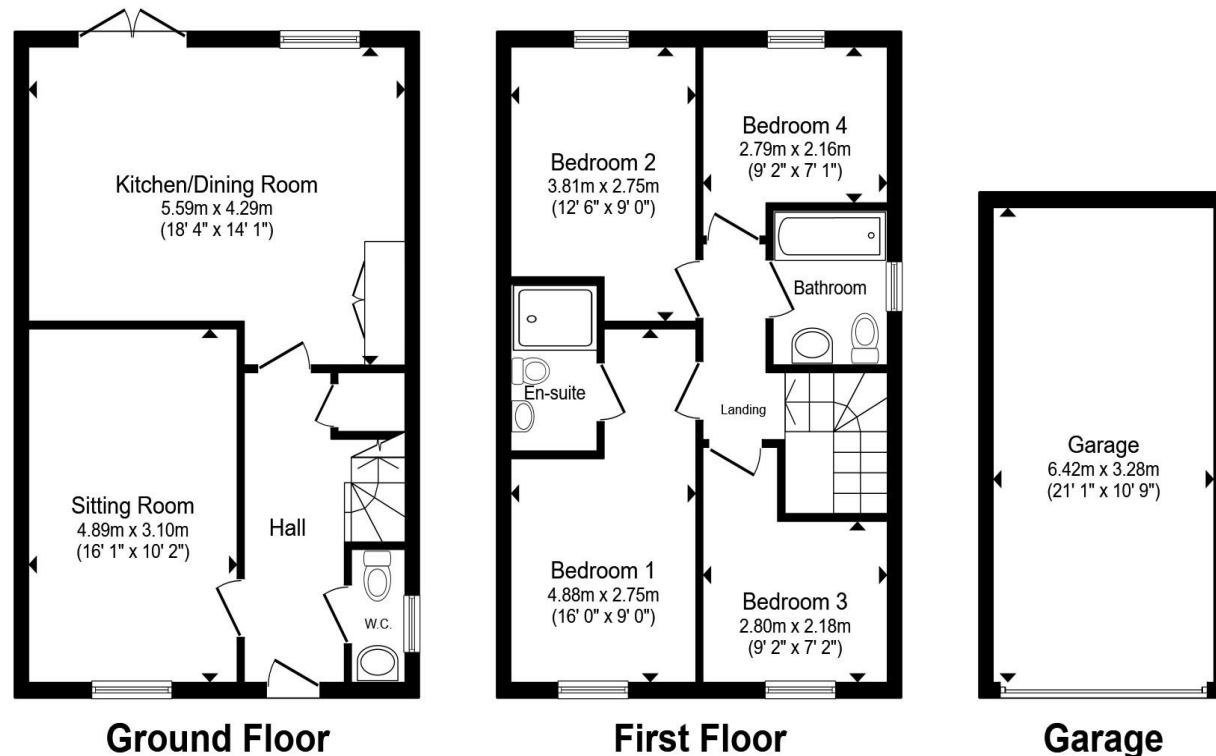
## Moore Drive, Tiverton

- Detached Four Bedroom Home
- Kitchen/Diner/Family Room
- NO ONWARD CHAIN
- Front & Rear Gardens
- Garage & Driveway

Tenure: Freehold EPC Rating: B  
Council Tax Band: D

guide price

**£375,000**



Total floor area 117.1 m<sup>2</sup> (1,260 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

  
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Property Ref:  
TVT106116 - 0002

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