

SIMPLY GREEN

Coronation Road, Newton Abbot



**Bedrooms: 2 | Bathrooms: 1 | Receptions: 1**

- Spacious two bedroom terraced home
- Open plan Lounge/Dining Room
- Fitted Modern kitchen
- Utility/Storage area
- Two well proportioned bedrooms
- Spacious bathroom with separate shower cubicle
- Spiral staircase to loft room
- Courtyard garden to rear
- On street parking
- Ideal FTB or investor home

**Property Type:** Terraced House

**Council Tax Band:** B

This well-presented two-bedroom terraced home is situated in a popular and convenient location, making it an ideal choice for first-time buyers, small families, or investors.

The property offers a bright and spacious open-plan lounge/dining room, perfect for both relaxing and entertaining. A modern fitted kitchen provides ample storage and workspace, along with a useful utility/storage area to the rear.

Upstairs, there are two good-sized bedrooms, complemented by a versatile loft room that can be used as a home office, hobby space, or occasional guest room. The property also benefits from a generous bathroom featuring both a bath and a separate shower cubicle.

Externally, there is a low-maintenance rear courtyard garden, ideal for outdoor seating. On-street parking is available to the front of the property.

Early viewing is highly recommended to fully appreciate the space and potential on offer.







This spacious two-bedroom terraced home, ideally situated in a popular and convenient location, offers a blend of comfortable living and practicality, making it perfect for first-time buyers or investors.

### **Ground Floor Accommodation**

Upon entering, you are greeted by an inviting vestibule and hallway leading to an open-plan lounge/dining room with bay window to front, creating a versatile space that accommodates both relaxation and entertaining with ease. This leads through to a modern fitted kitchen with some integrated appliances, providing ample storage and workspace for culinary pursuits. A door leads through a practical utility/storage area adds to the home's functionality, with patio doors out into the rear courtyard garden.

### **First Floor Accommodation**

Ascending to the first floor, you will find two well-proportioned bedrooms, offering peaceful retreats. These rooms share a spacious bathroom, thoughtfully designed with both a bath and a separate shower cubicle, providing a comfortable and well-appointed space. A unique feature of this home is the spiral staircase leading to a versatile loft room, perfect for a home office, hobby space, or additional storage.

### **External Features**

To the rear, the property benefits from a low-maintenance courtyard garden with rear access, an ideal spot for outdoor seating or enjoying a quiet moment. On-street parking is available to the front and rear of the property, adding convenience.

### **Location**

Situated in a popular area, this home benefits from easy access to local amenities, including shops, eateries, and public transport links. The convenience of the location ensures smooth connections to surrounding areas, making it an excellent choice for a balanced lifestyle.

### **Services**

Mains electric, Mains Gas

Mains water, Mains drainage

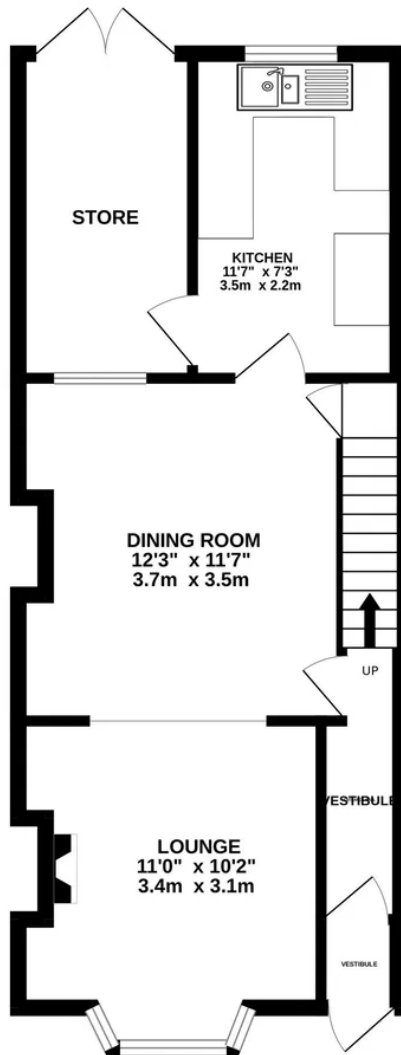
**Council Tax - B**

### **Viewings**

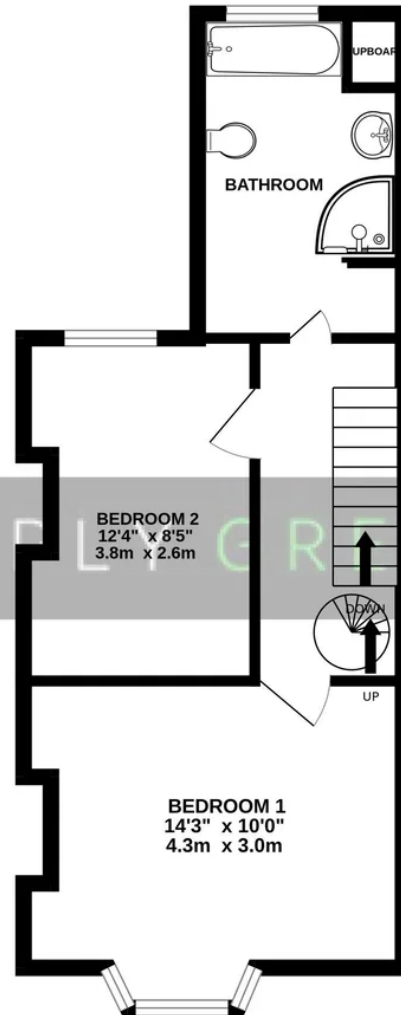
To view this property, please call us on 01626 798440 or email [sales@simply-green.co.uk](mailto:sales@simply-green.co.uk), and we will arrange a time that best suits you.



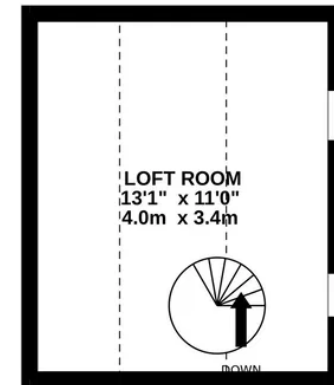
GROUND FLOOR



1ST FLOOR



2ND FLOOR



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