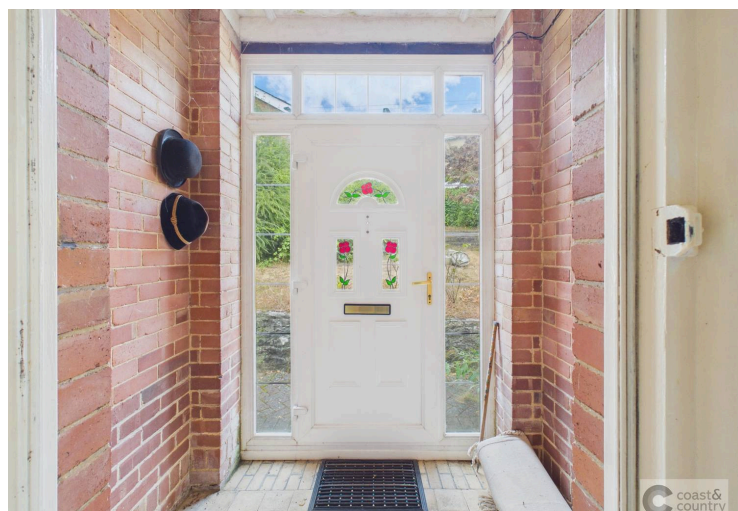




31 Coombeshead Road, Newton Abbot

Guide £390,000 Freehold

Virtual Walk-Through Available • Mature Detached Bungalow In Sought-After Location • In Need Of Modernisation
 • 3 Bedrooms • Lounge With Stone Fireplace Surround • Kitchen With Wall & Base Units • Separate Dining Room
 With Feature Fireplace • Shower Room • Established Gardens & Brick Paved Rear Terrace • Gated Brick Paved
 Driveway & Detached Single Garage





This mature 1930's three-bedroom detached bungalow presents an excellent opportunity for those seeking a home with character and potential, set in a highly sought-after residential location. Requiring modernisation, the property boasts generous proportions in many of the rooms and offers a flexible layout suited to a variety of lifestyles. With a welcoming lounge featuring a stone fireplace surround, a separate dining room with its own feature fireplace, and three well-proportioned bedrooms, this home combines traditional charm with the promise of modern living. The bungalow has a large loft with two Velux windows installed and has the potential to convert subject to the usual requirements and planning permission. A video walk-through is available for prospective buyers wishing to appreciate the property's full potential. Situated on the desirable and established Coombeshead Road in Highweek, the bungalow benefits from close proximity to a range of local amenities including shops, schools, and healthcare facilities. The area is well-served by public transport links, with convenient access to main routes for commuters and those wishing to explore the wider region. The community is known for its friendly and peaceful atmosphere, making it an ideal setting for families, retirees, or anyone seeking a tranquil yet well-connected place to call home.

Accommodation

The accommodation is arranged over a single level, offering easy access and practical living. Upon entering, the hallway leads to a spacious lounge, where a stone fireplace surround creates a warm focal point and ample natural light enhances the inviting atmosphere. The separate dining room, complete with a feature fireplace, provides an ideal space for family meals or entertaining guests. The kitchen is fitted with a range of wall and base units, offering storage and scope for updating to suit modern tastes. Three bedrooms are positioned off the main hallway, each providing comfortable accommodation and flexibility for use as guest rooms, home office, or hobby spaces. Completing the internal layout is a shower room, which is well-proportioned and conveniently located to serve all bedrooms.

Gardens

The property boasts both a front and rear garden, both are mostly laid to lawn with mature shrubs on the borders. Whilst the front garden is private and sheltered being north facing, the rear garden is far larger and slopes away from the property. The rear garden comprises a couple of mature fruit trees and a timber garden shed to one corner. The rear fence requires replacing, and this presents an opportunity for a perspective buyer to create their own boundary after purchase.

Parking

Parking is well catered for, with a gated brick-paved driveway providing off-road parking. The property also boasts a detached single garage at road level, offering additional parking or secure storage, and is situated conveniently close to the main entrance.

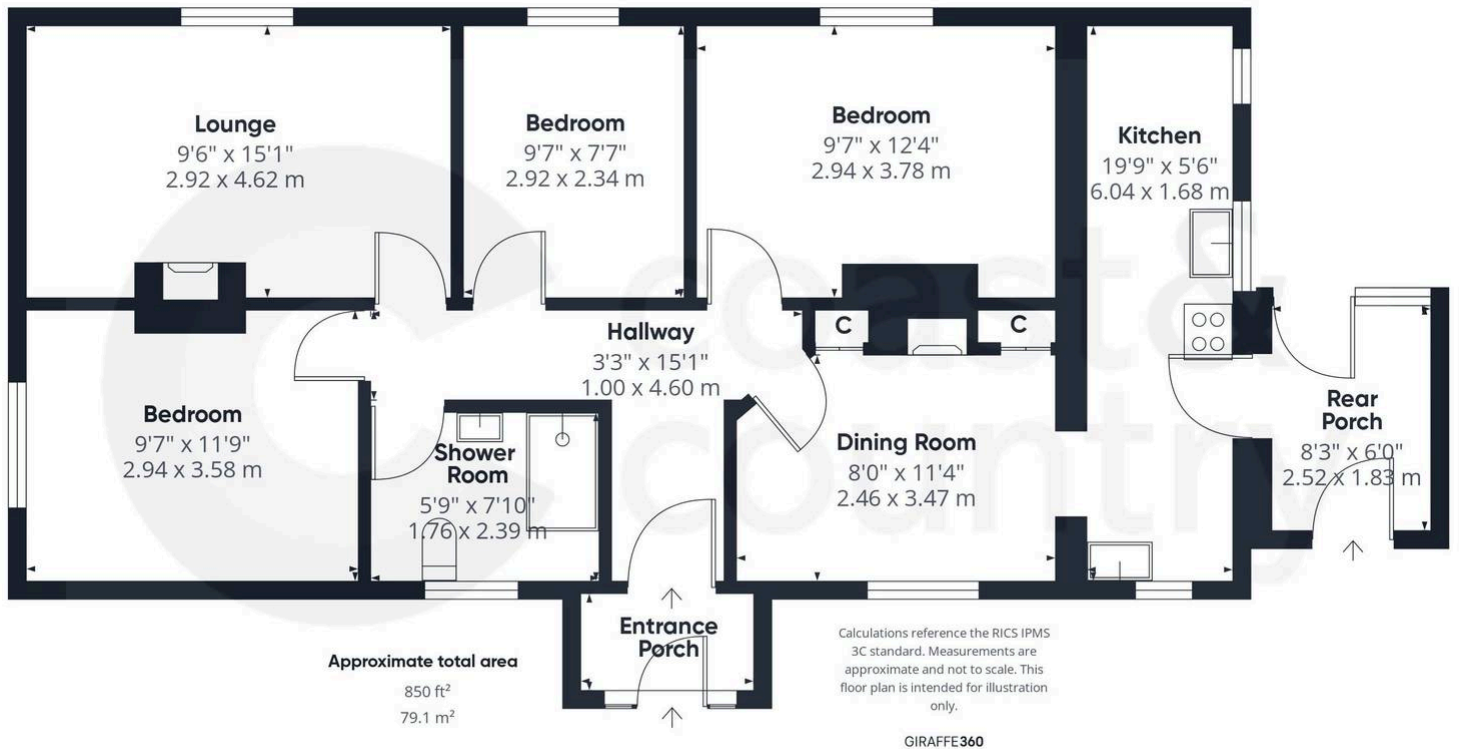
Agent's notes

Council Tax: Currently Band E

Tenure: Freehold

Mains water. Mains drainage. Mains gas. Mains electricity.

EPC Energy Efficiency Rating: D



Disclaimer: Any information provided is purely a guide and is none contractual. Although every effort is made to ensure accuracy we rely on information from third parties and checking all information supplied would add to the cost of moving. On agreeing to buy a property you should have the property surveyed to your satisfaction and arrange tests on all appliances and equipment. We have not surveyed the property or carried any out other checks. You should instruct a solicitor to investigate all legal matters relating to your purchase and confirm what is included in the sale. Room sizes ± 0.1 m. Rental valuations are only a guide and we suggest seeking advice from your rental agent. We reserve the right to offer prospective purchasers additional services. These will be chosen to assist in a prompt and smooth transaction and might include financial and legal services, removals, surveying and others. In some instances we are paid for introductions to third parties. The maximum amounts that we currently receive are £150.00 per transaction from solicitors and 30% of income generated by financial advisers. To assist vendors with their move we may arrange a no obligation quotation for conveyancing and a call from a financial adviser to see if they can be of any assistance.