



**8, Bardsey Orchard, Sampford Peverell**

Sampford Peverell

**£518,995**



## 8, Bardsey Orchard

Sampford Peverell, Sampford Peverell

3-bed bungalow in award-winning development. Luxury living with high-end specs. Strong transport links and schools. Spacious kitchen diner/ 3 double bedrooms along with detached garage. A must view.

Council Tax band: TBD

Tenure: Freehold

- Plot 26 - The Budleigh
- Brand new development by Edenstone Homes, The Orchards
- Bungalow - Opposite allotments & community garden
- Last plot
- Part Exchange/Assisted move available
- Apex to open planned living kitchen area
- Stunning kitchen/dining area
- En suite to principal bedroom
- Detached garage with double parking driveway
- sustainable technology - solar panel & EV charging point





### **Kitchen**

10' 6" x 10' 4" (3.21m x 3.15m)

Spacious room, with ample storage, built in fridge freezer/dishwasher and double oven.

### **Dining**

20' 6" x 14' 6" (6.26m x 4.42m)

Stunning open space with large amounts of natural light flowing through the room. Bi folding doors open onto the rear garden.

### **Bedroom 1**

15' 0" x 10' 6" (4.58m x 3.21m)

Good sized double with direct access to the en suite, storage included.

### **En Suite**

Modern en suite with double walk in shower tray. The space has a toilet/sink/mirror and heated towel rail.

### **Bedroom 2**

15' 9" x 9' 11" (4.80m x 3.02m)

Double bedroom with excellent natural light.

### **Bedroom 3**

11' 11" x 8' 10" (3.62m x 2.70m)

Double bedroom





## **REAR GARDEN**

As you enter the rear garden you will find a patio directly outside the property.

## **GARAGE**

Single Garage

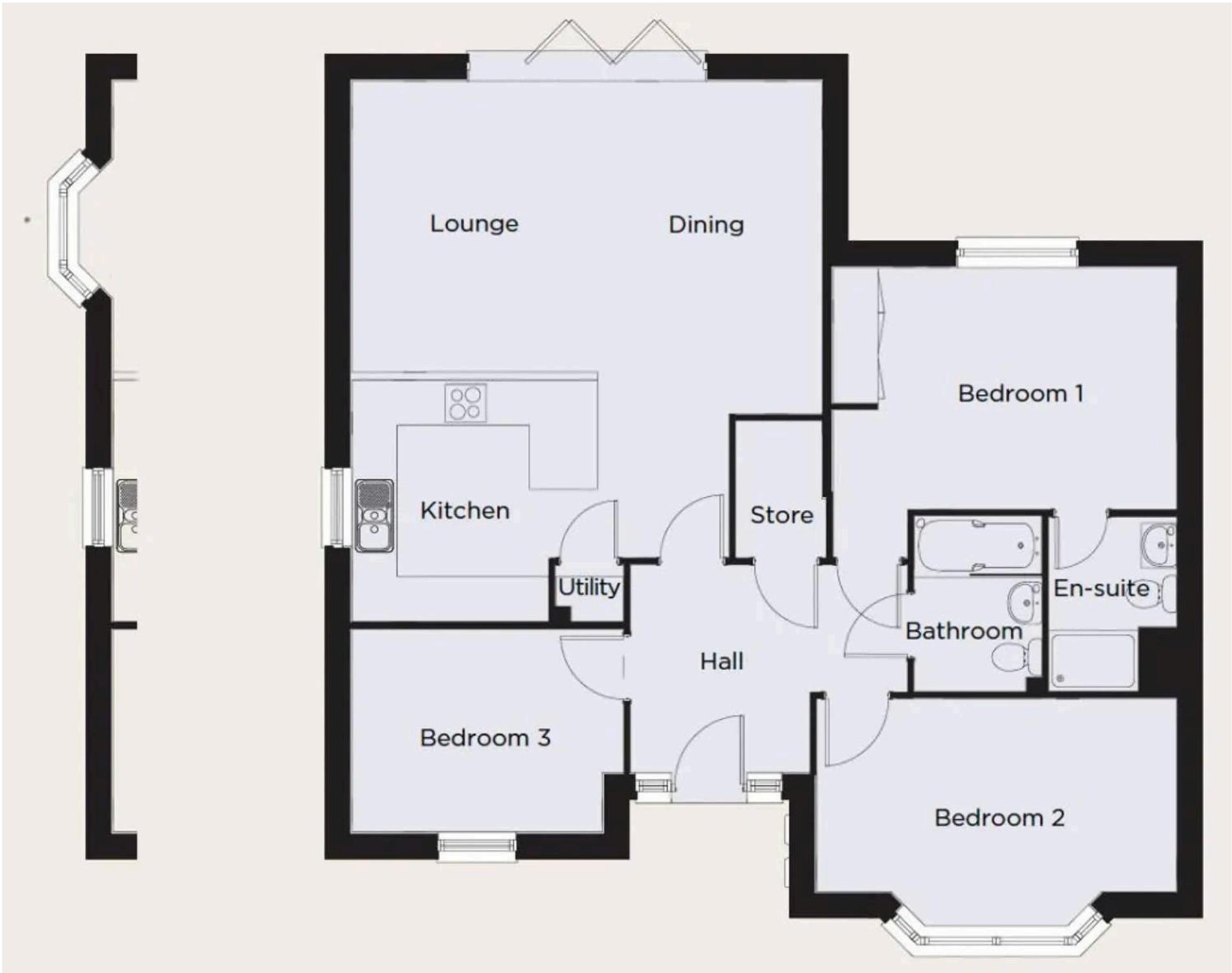
Single skin garage, with power and access to the rear garden.

## **DRIVEWAY**

2 Parking Spaces

Located in front the garage to the side of the property.







● SELF-BUILD HOUSING PLOTS: 55-57 ● AFFORDABLE RENT: 24, 39-41, 47-53 ● SHARED OWNERSHIP: 23, 25, 34, 35, 38, 42, 46

HIGHER TOWN ROAD

TO HIGHER TOWN ROAD

MAINTAINED GREEN OPEN SPACE



TO TIVERTON

TO TIVERTON PARKWAY/M5

- |   |  |   |   |
|---|--|---|---|
|  CYCLE PATH        |  EXERCISE EQUIPMENT |  ALLOTMENTS                |  PLAY AREA |
|  COMMUNITY ORCHARD |  COMMUNITY GARDEN   |  PAVILION / VILLAGE SQUARE |   |

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