

Guide Price £285,000



19 Larks Rise, Cullompton, Devon, EX15 1UT

- Separate sitting room
- Conservatory extension
- En-suite to principal bedroom
- Enclosed level garden with patio
- Gas central heating & double glazed throughout
- Modern kitchen/diner with French doors
- Two double bedrooms
- Single bedroom & family bathroom
- Garage and driveway parking
- Quiet cul-de-sac position

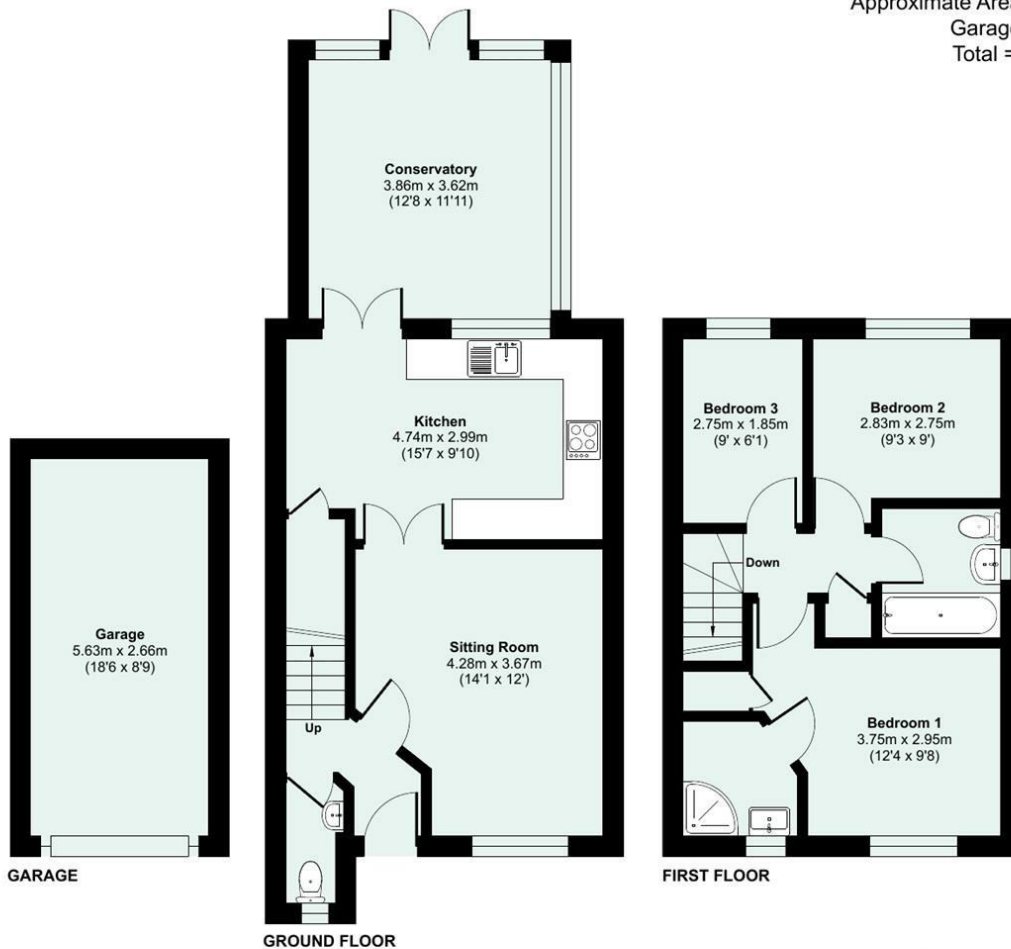
Sales, Lettings, Mortgages:

Bampton 01398 332006 | Cullompton 01884 32100 | Tiverton 01884 253500

Watch the Seddons' Video Tour An immaculate three bedroom home with conservatory extension in a quiet position on the edge of Cullompton. Public transport links to Exeter nearby. No onward chain.



Approximate Area = 928 sq ft / 86.2 sq m
 Garage = 161 sq ft / 14.9 sq m
 Total = 1089 sq ft / 101.1 sq m
 For identification only - Not to scale



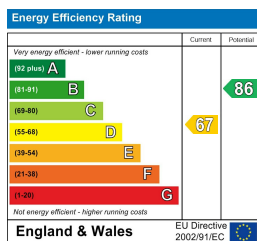
Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © ncthecom 2026. Produced for Seddon Estate Agents LLP. REF: 1410241



Council Tax Band

C

EPC Rating



Viewings

Viewings by arrangement only. Call 01884 32100 to make an appointment.