

101 CUMBER CLOSE MALBOROUGH



MARCHAND PETIT

COASTAL, TOWN & COUNTRY

101 CUMBER CLOSE

A well-presented terraced bungalow with attractive, low-maintenance gardens, ideally situated on the outskirts of this popular village and within easy reach of Salcombe. Offering well-proportioned and modern living accommodation, the property provides an excellent opportunity in a highly sought-after location.

The property is approached via a convenient porch, which opens into the bright and welcoming open-plan sitting/dining room and kitchen. A large picture window overlooks the front garden, allowing plenty of natural light into the living space, while the kitchen is fitted with a range of modern units and provides a practical area for everyday living.

The double bedroom is another light and airy room, with the added benefit of direct access to the rear garden. Useful built-in storage provides additional practicality, while a modern bathroom completes the accommodation.

Outside, the property benefits from attractive front and rear gardens, which are both designed to be low maintenance and are mainly laid to lawn. The front garden also features a patio area, while the rear garden has a sun deck, creating an ideal space for relaxing and making the most of this tranquil setting.

Presented in good condition throughout, this delightful bungalow would make an excellent first home, investment, holiday retreat or downsizing opportunity. Its appealing accommodation, attractive gardens and sought-after location close to Salcombe make this a property well worth viewing.



PROPERTY DETAILS

Property Address

101 Cumber Close, Malborough, Devon, TQ7 3DG

Mileages

Salcombe 2.5 miles, Kingsbridge 3.5 miles, Totnes 16 miles (distances are approximate)

Services

Mains services.

EPC Rating

Current: 60, Potential: 94

Council Tax Band

A

Tenure

Freehold

Authority

South Hams District Council

Key Features

- A well-presented terraced bungalow
- Open-plan sitting/dining room/kitchen
- Double bedroom with access to rear garden
- Attractive, low-maintenance front and rear gardens
- Sought-after village location close to Salcombe
- Ideal first home, investment, downsizing or holiday retreat

Fixtures & Fittings

All items in the written text of these particulars are included in the sale. All others are expressly excluded regardless of inclusion in any photographs. Purchasers must satisfy themselves that any equipment included in the sale of the property is in satisfactory order.

Directions

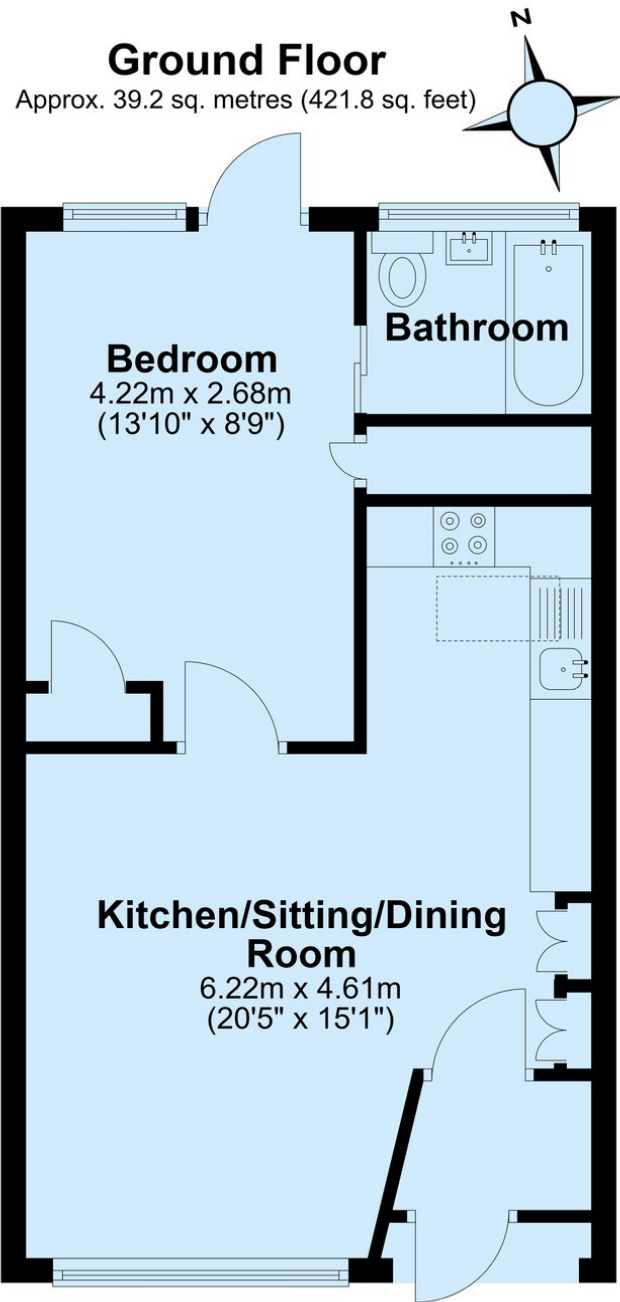
In the centre of Malborough, turn off the Kingsbridge/Salcombe road into Collaton Road. Follow this road for approximately 400 yards, then turn left into Cumber Close. Turn left, and Number 101 will be found on the right-hand side.

Viewing

Strictly by appointment with the sole agents, Marchand Petit, Salcombe. Tel: 01548 844473.



FLOOR PLAN



Total area: approx. 39.2 sq. metres (421.8 sq. feet)



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