



24 Fair Maid, Sampford Peverell

Tiverton

£385,000



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Sampford Peverell, Tiverton

Plot 21 The Chepstow - A 3-bed Semi-Detached House High-end finishes, open-plan kitchen/diner with excellent transport links & top schools nearby. 12 MONTHS' MORTGAGE PAID - T&Cs APPLY

Council Tax band: D

Tenure: Freehold

- Plot 21 - The Chepstow - The Orchards Development
- Award winning brand new development built by Edenstone Homes, The Orchards
- NHBC warranty
- EPC A rating, PV solar & electric charging point.
- Open planned kitchen/diner including a velux window.
- Stylish features
- Overlooking pavilion village square
- Excellent transport links
- Popular village location
- Catchment area for Uffculme school - Rated excellent with Ofsted





Kitchen/diner

Located on the ground floor towards the rear of the property, the space has storage, a double oven, breakfast bar area. Downlighting comes as standard.

Family area

Located on the ground floor towards the rear of the property. The space has bi fold doors that open up onto the rear garden. The velux skylight allows light to flow into the space.

Lounge

Spacious lounge located on the ground floor towards the front of the property.

Hallway

Direct access to the lounge and kitchen

Wc

Located on the ground floor, accessed off the hallway.

Principal Bedroom

Located on the first floor, the space is a double room with direct access to the en suite. Photos are of a show home.

En Suite

Located on the first floor the space has a double shower tray en suite.

Bedroom 2

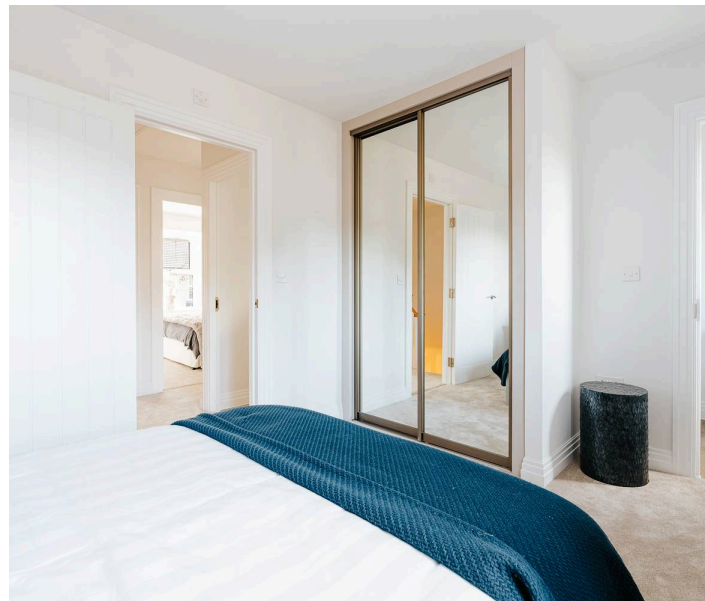
Located on the first floor towards the front of the property, the room is a double.

Bedroom 3

Located on the first floor towards the front of the property.

Bathroom

Located on the first floor, the space has natural ventilation.





REAR GARDEN

Patio accessed through bifold doors

DRIVEWAY

2 Parking Spaces

2 Car spaces

GARAGE

Single Garage

Private shared drive, with single garage.



THE CHEPSTOW

A THREE BEDROOM SEMI-DETACHED FAMILY HOME



GROUND FLOOR

Kitchen / Dining	5.20m x 3.58m	17'1" x 11'9"
Family	3.75m x 2.81m	12'4" x 9'3"
Lounge	4.67m x 3.06m	15'4" x 10'0"



FIRST FLOOR

Bedroom 1	3.82m x 3.02m	12'6" x 9'11"
Bedroom 2	2.86m x 2.80m	9'5" x 9'2"
Bedroom 3	2.88m x 2.31m	9'5" x 7'7"

Elevational treatments may vary by plot.

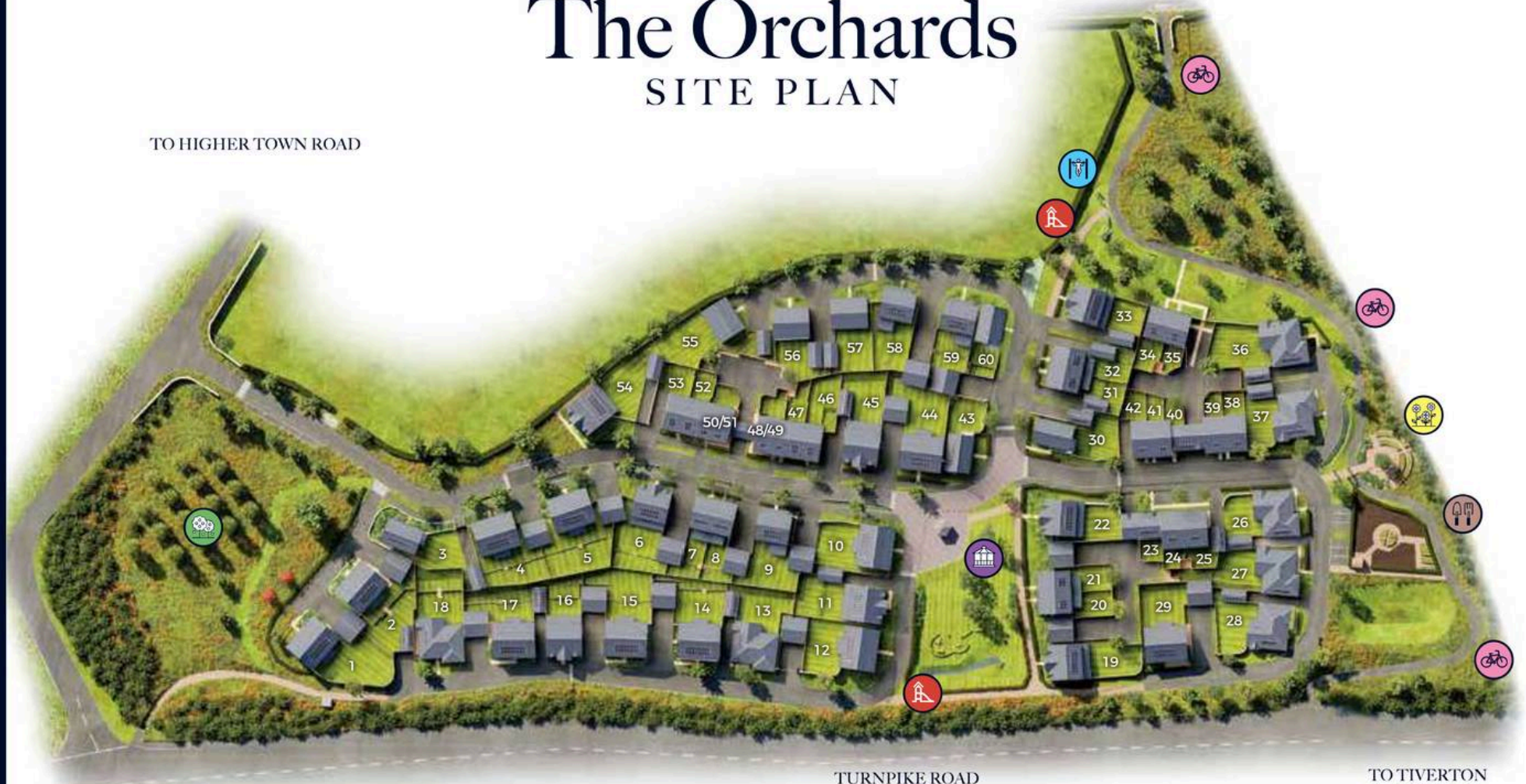


The Orchards

SITE PLAN

HIGHER TOWN ROAD

TO HIGHER TOWN ROAD



TO TIVERTON

TURNPIKE ROAD

TO TIVERTON
PARKWAY / M5



CYCLE PATH



COMMUNITY ORCHARD



EXERCISE EQUIPMENT



COMMUNITY GARDEN



ALLOTMENTS



PAVILION / VILLAGE SQUARE



PLAY AREA



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