



Detached FAMILY HOME

Welcome to the market this lovely three bedroom detached home built by Taylor Wimpey. This double-fronted property has a separate lounge and kitchen diner downstairs, with three fantastic size bedrooms upstairs. The lounge leads out through to the garden via French Doors to a low-maintenance garden, with the garden housing a great office/shed space. Come and take a look!

6 Lower Furlong Close | Exeter | EX5 7HQ



thoroughly good property agents



PROPERTY TYPE

Detached Home



SIZE

918 sq ft



LOCATION

Town



AGE

Modern



BEDROOMS

3



RECEPTION ROOMS

1



BATHROOMS

2



WARMTH

EON District Heating System



PARKING

Off Road Parking



OUTSIDE SPACE

Garden



EPC RATING

85 B



COUNCIL TAX BAND

D



in a nutshell...

- Three Bedrooms
- Modern Lounge & Kitchen/Diner
- Integrated, Upgraded Kitchen
- En-suite, Bathroom and Cloakroom
- Two Parking Spaces
- Easy access to local transport links
- Versatile Office/Shed in Garden
- Easy access to M5, A30 and Exeter
- Good Condition





the details...

Situated within a quiet and sought after residential area of Cranbrook, this beautifully presented three bedroom home offers spacious and versatile accommodation ideally suited to family living. Well positioned close to local amenities, schools and excellent transport links, the property combines practicality with contemporary comfort throughout.

The ground floor comprises a generously sized entrance hallway featuring a useful storage cupboard ideal for utilities and additional household storage, together with a convenient downstairs WC positioned beneath the stairs. The spacious lounge provides an inviting living space, complete with French doors opening directly onto the rear garden, allowing for plenty of natural light and seamless indoor-outdoor living.

The modern kitchen/dining room is well proportioned and benefits from attractive dual aspect windows which brighten the space beautifully. Fitted with a range of integrated appliances including a washing machine, dishwasher, oven, electric hob and cooker hood, the kitchen offers both functionality and style. The lounge is finished with comfortable carpeting, whilst the kitchen/dining area benefits from practical hard flooring.



what the owner loves most...

“this property has been a lovely family home within a great neighbourhood”



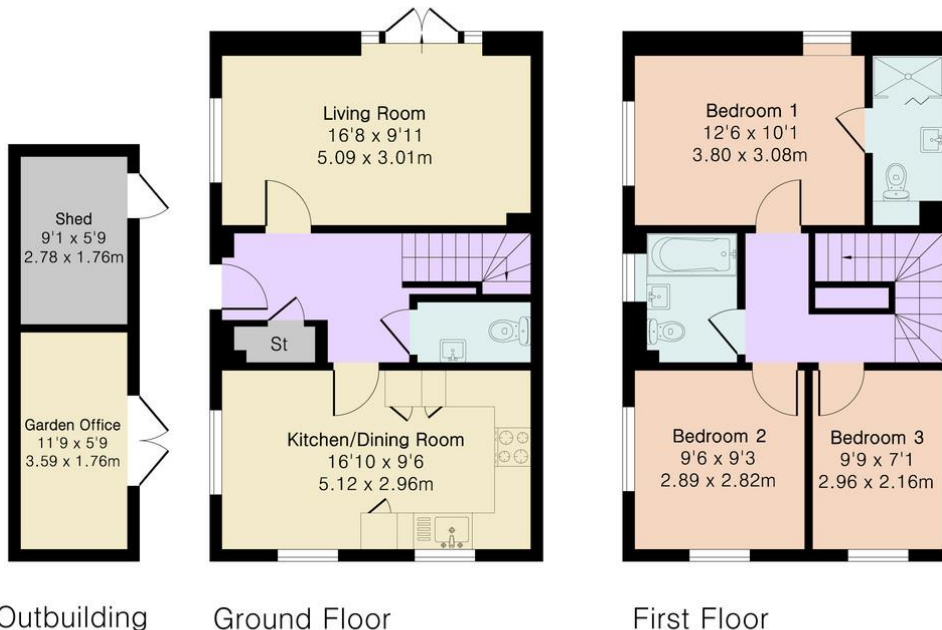
the floorplan...

**Approximate Gross Internal Area 918 sq ft - 86 sq m
(Excluding Outbuilding)**

Ground Floor Area 459 sq ft – 43 sq m

First Floor Area 459 sq ft – 43 sq m

Outbuilding Area 123 sq ft – 11 sq m



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complete.

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bear in mind...

This property is being sold still within the ten-year new-build warranty, offering piece of mind



the location...

Upstairs, the property offers three generously sized bedrooms, all carpeted throughout, including a lovely principal bedroom benefitting from its own en suite shower room. A modern family bathroom serves the remaining bedrooms, creating an ideal layout for families and guests alike.

Externally, the property enjoys a private, low maintenance enclosed rear garden providing an excellent space for outdoor dining and relaxation. The rear garden gate exits through to parking for two cars. There is a well-buit garden office/shed space, with the office section powered by electric and lighting.

Located within easy reach of Cranbrook town centre, residents benefit from a range of local shops, cafés, schools and excellent transport connections, including Cranbrook railway station with direct links to Exeter and London Waterloo. The nearby A30 and M5 also provide convenient access across Devon and beyond.

This attractive home presents an excellent opportunity for first-time buyers, growing families or investors seeking a well-located property in a thriving and well-connected community.

Tenure: Freehold
Council Tax Band D





Need a more complete picture? Get in touch with your local branch...

Tel [01392 422500](tel:01392422500)
Email exeter@completeproperty.co.uk
Web completeproperty.co.uk

Complete
141 Younghayes Rd
Cranbrook
EX5 7DR

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