



14 Greenway, Crediton, EX17 3LP

Guide Price **£240,000**

14 Greenway

Crediton

- Semi detached bungalow
- Convenient town location
- 2 large double bedrooms
- Scope to improve
- Garage & 2 parking spaces
- South facing garden backing onto open fields
- Large lounge
- Kitchen / dining room
- No onward chain!

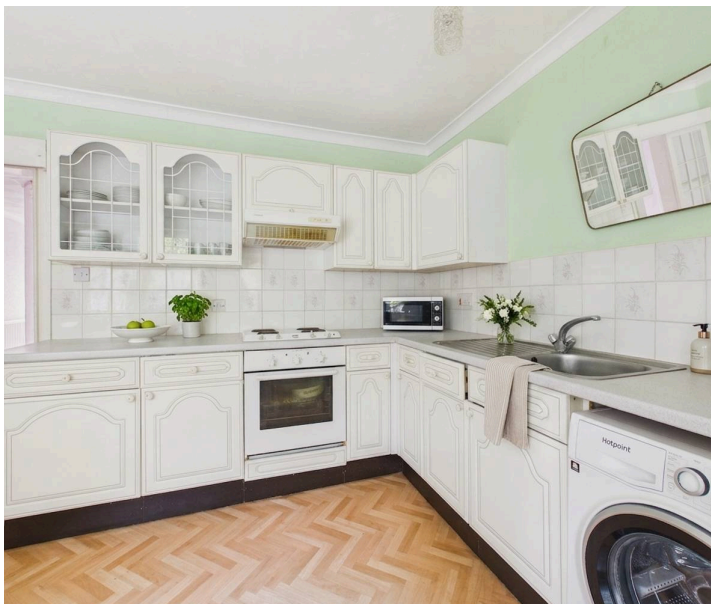
A semi-detached bungalow in an elevated position on Greenway, offering far-reaching views, a private garden backing onto open fields and the opportunity to update and improve over time.

The property provides a good foundation for renovation, with the main appeal lying in its location, outside space and generous room sizes. While some elements would benefit from modernisation, the bungalow offers the chance for a new owner to create a home tailored to their own style.

The south-facing lounge overlooks the rear garden and provides a bright living space. Two large double bedrooms are positioned at the front of the property, with windows looking out across the town.

The kitchen includes fitted units, an electric hob and oven, with enough space for a good-sized dining table. A porch from the kitchen provides access to the rear garden and covered access to the garage. The bathroom includes a bath with shower attachment and a blue suite.





The property benefits from uPVC double glazing throughout. The heating system is currently provided by a gas back boiler, which supplies the radiators, although the existing gas fire is no longer operational and the system would be an area for future improvement.

Outside, the bungalow sits in an elevated position with access via steps from the front. A sloped driveway provides parking for two vehicles and leads to a single garage, which has an up-and-over door, rear window and a corrugated roof.

The gardens are a real feature of the property. The front garden is laid to lawn with flower, shrub and small tree borders, while the rear garden is arranged over two levels. A seating area leads up to a more private lawned section, with a greenhouse and open views across the adjoining field.

Overall, this is a property with excellent potential, combining a sought-after position, good-sized accommodation and a generous garden setting. It will appeal to buyers looking for a project where improvements can unlock the full potential of the home.

Please see the floorplan for room sizes.

Current Council Tax: Band C - Mid Devon 2026/27 - £2438.28

Utilities: Mains electric, gas, water, telephone & broadband

Broadband within this postcode: Ultrafast 1000Mbps

Drainage: Mains drainage

Heating: Mains gas central heating

Construction: Standard

Listed: No

Conservation Area: No

Tenure: Freehold

Buyers' Compliance Fee Notice: Please note that a compliance check fee of £25 (inc. VAT) per person is payable once your offer is accepted. This non-refundable fee covers essential ID verification and anti-money laundering checks, as required by law.

Boundaries, Access & Parking:

Boundary positions, access rights and parking arrangements have been provided by the seller, and any land plans shown are for identification purposes only. We have not seen the title deeds or other legal documents, and buyers should confirm exact details and ownership responsibilities with their conveyancer.

Broadband & Mobile Coverage:

Broadband speeds and mobile signal vary by provider and location, and service availability can change over time. Buyers can check current availability and predicted speeds at www.ofcom.org.uk or via the Ofcom coverage checker.

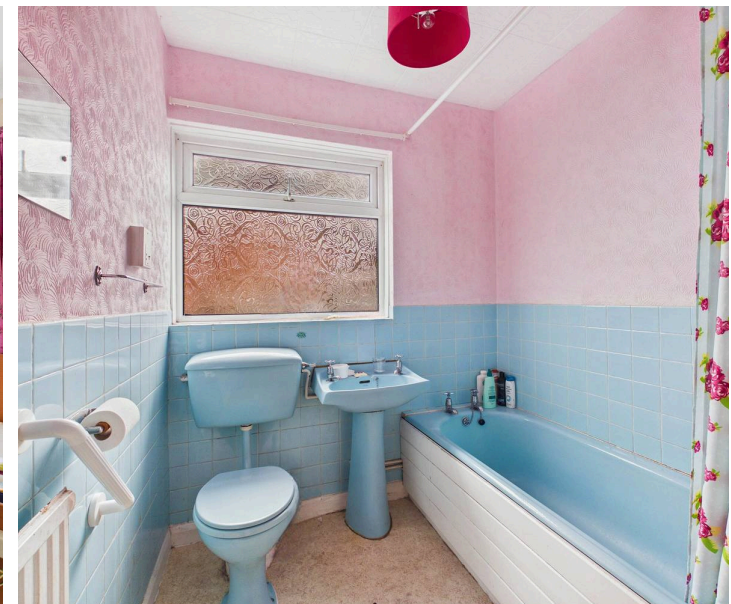
Virtual Staging:

Some images in this brochure may have been digitally enhanced or virtually staged, for example by adding lighting effects, twilight ambience, furniture or décor, to help illustrate how the property could look. These images are only illustrative and do not show the current fixtures, fittings or condition. Always rely on your viewing for an accurate understanding of the property.

DIRECTIONS : From Crediton High Street take St Saviours Way then a right onto Greenway, number 14 can be found along to the left.

For Sat Nav: EX17 3LP

What3Words: ///balance.sublet.unlimited





Approximate total area⁽¹⁾
86.3 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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