



OKEHAMPTON

OFFERS OVER £200,000

Delightful House with Garage, Barn, and Parking

 3 Bedrooms

 2 Bathrooms

 1 Reception Room

 EPC Rating: C (73)





- » Deceptively Spacious House
- » Generous Courtyard Gardens
- » Garage, Barn & Parking
- » Close to Town Centre
- » Gas Central Heating
- » Double Glazed

The Property

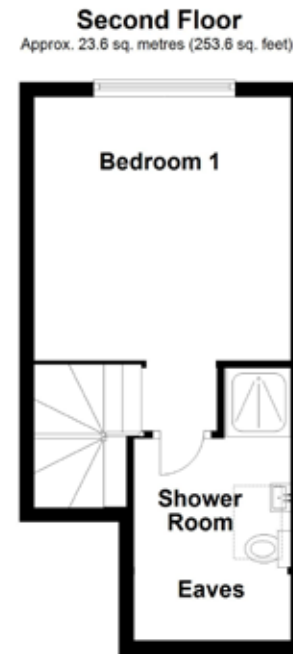
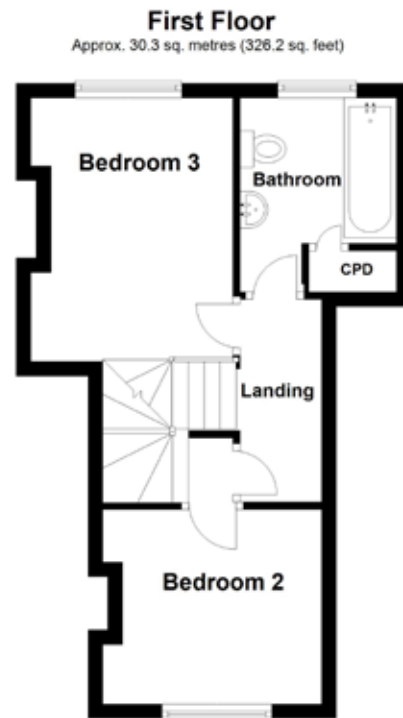
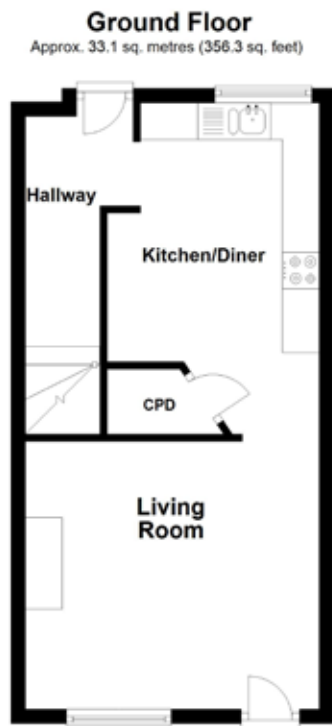
Offers Over £200,000. This charming three bedroom terraced house offers accommodation over three floors with modern kitchen and two modern bathrooms. To the rear is a spacious courtyard garden and good size detached garage, with parking in front. To the side of the parking area is a further detached stone barn offering scope for storage, or subject to planning permission, the option for creating a home office, or ancillary accommodation.



Location

Situated in the heart of town, a short walk away from schools, railway station, and shops. There are a number of leisure facilities nearby including squash club, swimming pool, gym, golf course, and there is easy access to The Granite Way and Dartmoor. There is easy access to the A30 corridor and the city of Exeter is approximately 23 miles away.





Total area: approx. 87.0 sq. metres (936.1 sq. feet)

For identification purposes only, not to scale and not to be relied upon.
Plan produced using PlanUp.

Ground Floor

Sitting Room 12'0" x 13'2"

Kitchen/Breakfast 9'6" x 14'10" (Max)

First Floor

Bedroom 2 9'3" x 8'9"

Bedroom 3 9'1" x 11'10"

Family Bathroom 7'0" x 8'8"

Second Floor

Bedroom 1 11'10" x 11'10"

Bathroom 7'0" x 8'8"

Outside

To the rear of the property is a spacious courtyard styled garden, which is fully enclosed offering a safe space for children and pets, and there is gated access to the parking area and a pedestrian door into the rear of the garage, which has power and light connected. Double wooden doors at the far end give vehicular access to the garage and the previous occupiers housed a Land Rover in the garage. To the side of the garage and parking area is a detached stone barn, which subject to planning might be suitable for a variety of uses.

Services: Mains electricity, water, gas and drainage. Telephone and broadband connected

Council Tax Band: B



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VIEWING:

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**CONSUMER PROTECTION FROM UNFAIR
TRADING REGULATIONS 2008:**

These particulars are believed to be correct
but their accuracy is not guaranteed nor do
they form part of any contract.

