



**Park View, Newton Abbot, TQ12**

£295,000 Offers Over

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# Property Description

A driveway leads up to the garage and the front gardens. The uPVC front door opens into a porch with storage for coats and shoes.

From here an internal glass door that opens into the lounge, with a glass wall divide and doors to the rest of the accommodation.

The lounge is carpeted and has a feature fireplace and a large window to the front aspect. Behind the glass wall divide are doors to the kitchen/dining room, two bedrooms, bathroom and seperate WC.

The kitchen/dining room that would benefit with being updated has vinyl flooring, a uPVC double glazed window to the rear aspect overlooking the rear garden, a single stainless steel sink inset with drainer, matching base units and fitted wall cupboards, cooker point, useful pantry cupboard and with a obscure internal door. The second part of the kitchen is big enough to add a dining table

The two bedrooms are double for size and both have uPVC double glazed window to the rear aspect overlooking the rear garden.

The bathroom offering a uPVC obscure double glazed window, with tiled walls, a panelled bath with shower over and wash hand basin. Next to the bathroom in a separate toilet with a low level WC.

## Measurements

Lounge - 20'0" x 12'10"

Kitchen/Dining room - 18'5" x 8'0"



Bedroom - 14'11" x 9'11"

Bedroom - 11'7" x 9'9"

Bathroom - 6'4" x 5'10"

Garage - 18'4" x 8'6"

### **Agents Insight**

This two bedroom detached bungalow is located in the sought after area in Aller and is ideally located to railway station, moors, and seaside towns and easy access to A380, M5 and points beyond is complemented by having countryside literally on the doorstep for walks and family excursions.

### **Useful Information**

Council Tax band D £2,206pa

Broadband available in the area

Electric, gas and water all connected

# Key Features

- ✓ Detached Bungalow
- ✓ Spacious Lounge
- ✓ Kitchen/Dining Room
- ✓ Two Double Bedrooms
- ✓ Bathroom
- ✓ Separate WC
- ✓ Garage
- ✓ Driveway Parking
- ✓ Front & Rear Gardens
- ✓ No Onward Chain





# External Areas

## Garden

The front garden is a low maintenance garden with a hedgerow to the front, borders with plants, trees and shrubs and a wooden fence to the side and a side gate giving access to the rear garden. The enclosed rear garden is a good size and can be accessed from the Kitchen/dining room. Within the rear garden is a summer house, an area of lawn with trees, plants, bushes and shrubs.

## Garage

### Single Garage

To the front of the property is a driveway with space for one car, that leads up to the single garage with an up and over door.









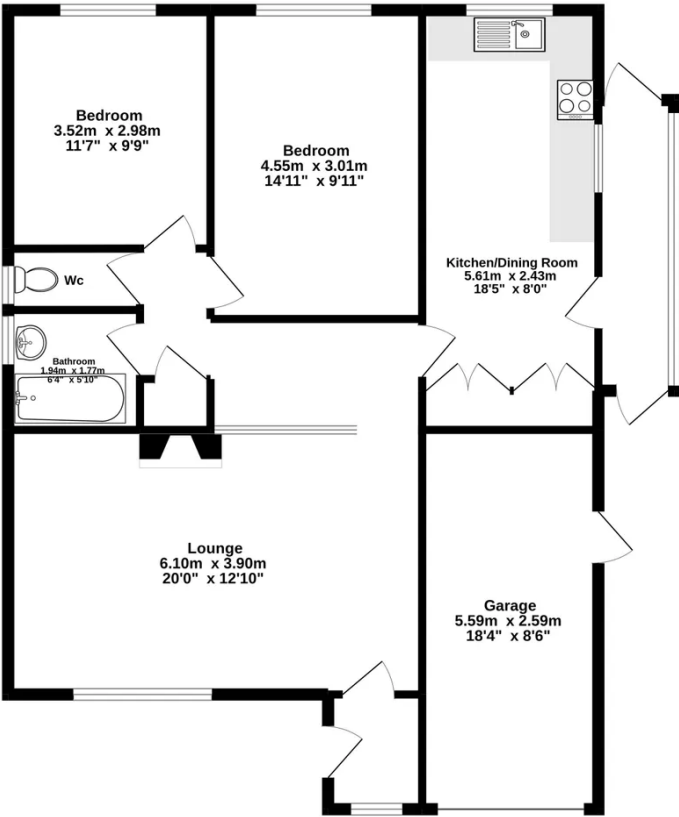








Ground Floor  
98.5 sq.m. (1060 sq.ft.) approx.



TOTAL FLOOR AREA : 98.5 sq.m. (1060 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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