



3 Mill Lane, Bow, EX17 6ES

£225,000 Guide Price

Property Description

This semi-detached bungalow is found towards the top of a cul-de-sac, in a village edge location, on the western edge of Bow, just a short walk to the local Co-Op shop, with Bow garden centre and café not far beyond.

The accommodation is naturally light from its large windows throughout. It includes two double bedrooms, served by a modern shower room and there is a spacious lounge diner, kitchen and conservatory (doors to front & rear garden) too. The bungalow has uPVC double glazed doors and windows throughout and the heating is via off-peak storage heaters and electric radiators, plus some disconnected central heating radiators (formerly attached to a back-boiler in the living room fireplace, which has now been removed) which could be used if connected to an oil/electric boiler.

To the front is a paved front garden with pretty flower beds surrounding, as well as a driveway leading to the garage, which has light, power, window and internal access to the conservatory. To the rear is a west-facing garden (11.5m x 9m) which is enclosed and largely laid to lawn with mature flowers and shrubbery in the borders.

The bungalow is being sold with the benefit of no onward chain.

Please see the floorplan for room sizes.

Current Council Tax: C

Utilities: Mains electric, water, telephone & broadband

Broadband within this postcode: Superfast Enabled

Drainage: Mains drainage

Heating: Electric off-peak storage heaters (disconnected central heating rads



also in place)

Listed: No

Tenure: Freehold

BOW is a hilltop village on the River Yeo. It sits at the edge of an expansive, wild piece of country, bordered by wind-swept fields of wheat, shadowed by Dartmoor in the distance. It shares a church and common history with the nearby hamlet of Nymet Tracey. 'Nymet' means Sacred Grove in Celtic and to the west of Bow is a 3rd millennium BC woodhenge, once a place of spiritual significance for Pagan worshippers in the area. Modern Bow is a peaceful, family-friendly village with a rustic country pub, a popular primary school and a Cooperative mini supermarket – an idyllic country escape.

DIRECTIONS: Use EX17 6ES – Mill Lane is on the western edge of Bow, on your left just before leaving the village if heading towards Okehampton.

What3Words: ///hoped.cheese.foster

EPC Rating: E

Key Features

- ✓ Village Edge Semi-Detached Bungalow
- ✓ Being sold with no onward chain
- ✓ Two double bedrooms & shower room
- ✓ West-facing garden, garage & driveway
- ✓ Lounge diner, kitchen & conservatory
- ✓ Large windows offering great natural light



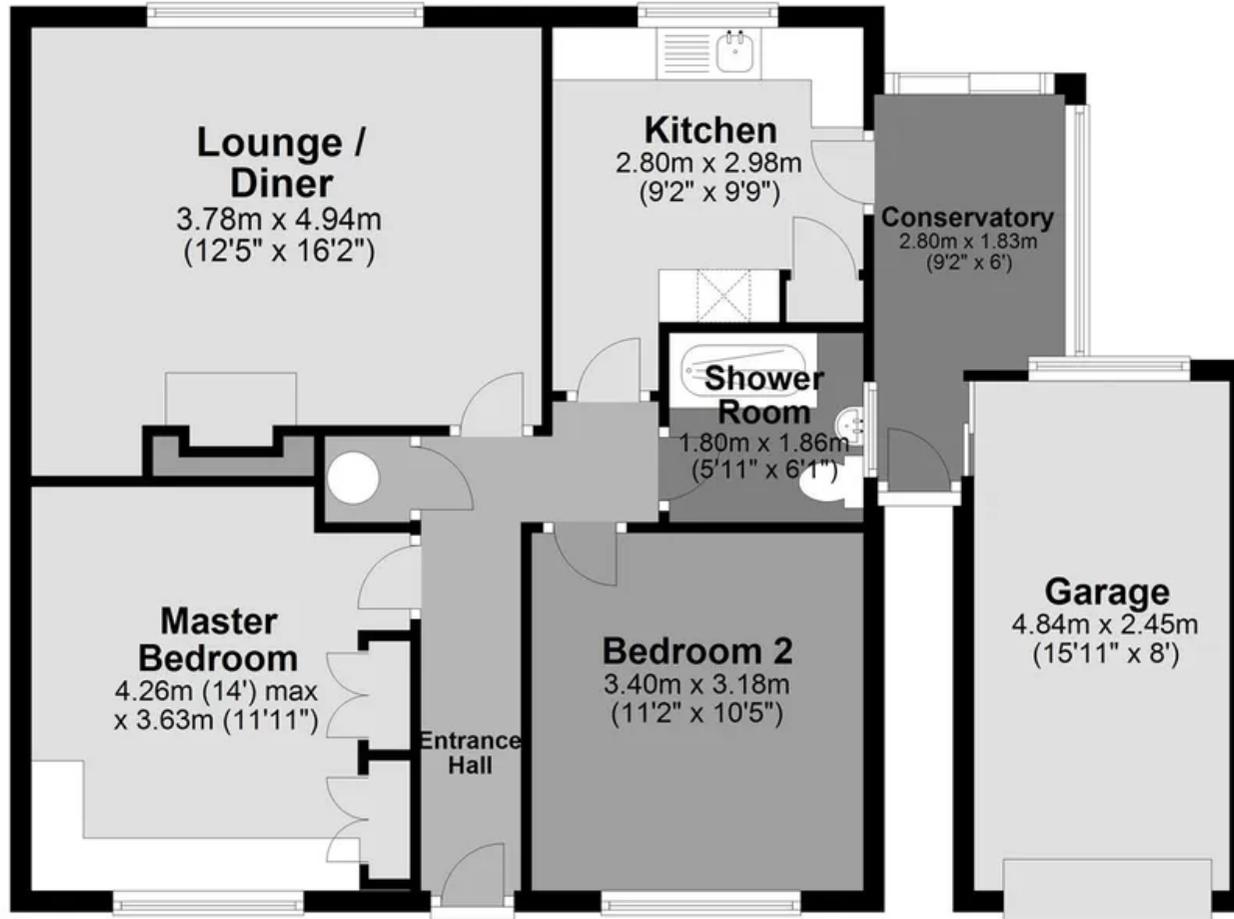






Ground Floor

Approx. 71.2 sq. metres (765.9 sq. feet)



Total area: approx. 71.2 sq. metres (765.9 sq. feet)

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