



Branscombe Road, Tiverton, EX16 4AB

welcome to

19 Branscombe Road, Tiverton

Superb semi detached bungalow with views across Tiverton, versatile living space, front & rear gardens, garage and parking. Two reception rooms, two bedrooms & family bathroom. Modern Kitchen/diner- CALL Fox & Sons to secure your viewing!

Entrance Porch

Double-glazed window to the side, with a door into the dining room.

Dining Room

Double glazed window to the front, with a door to the hallway and a radiator.

Hallway

Doors to all rooms, with a loft hatch, storage cupboard, a radiator, a door to the front garden, and a door to the rear garden.

Kitchen

The kitchen features a double-glazed window to the front, with wall and base units, a radiator, a one bowl sink and drainer, a gas hob with extractor hood, an eye level oven, an integrated fridge/freezer and dishwasher, with space for washing machine and tumble dryer. Also features a breakfast bar and spotlights.

Lounge

Has a double-glazed window to the rear and a radiator.

Bedroom One

Has a double-glazed window to the front and a radiator.

Bedroom Two

Has a double-glazed window to the rear with a radiator.

Bathroom

The bathroom has a double-glazed window to the side, with a W.C, a wash hand basin with cabinet, a heated towel rail, a bath with shower over, an extractor fan, a loft hatch, an airing cupboard with boiler, and is partially tiled.

Loft Space

The loft is boarded and has a ladder.

Front Garden

There is a tiered front garden with steps up to the front door. There is a patio area with shrubs and plants.

Rear Garden

The rear garden has an outside tap, a pathway leading to steps up to the patio area, with outside power, flower beds, a decking area for seating, and a gate to the parking and garage.

Garage

The garage has light and no power.

Driveway Parking

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





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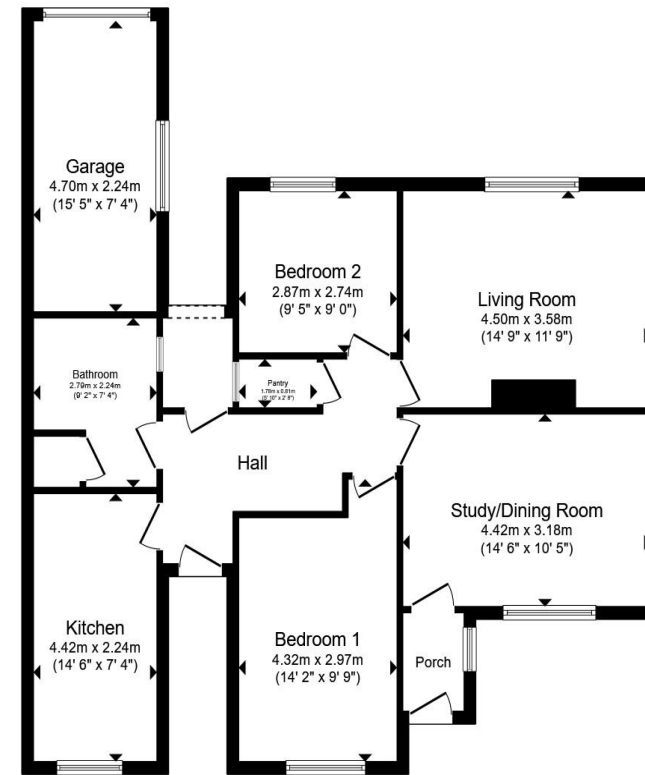
- Semi Detached Bungalow
- Two/Three Bedrooms
- Garage & Off Road Parking
- Family Bathroom
- Kitchen/Breakfast Room

Tenure: Freehold EPC Rating: C

Council Tax Band: B

guide price

£250,000



Total floor area 93.9 m² (1,011 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Property Ref:
TVT106358 - 0002

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 fox & sons



01884 256041



tiverton@fox-and-sons.co.uk



36 Bampton Street, TIVERTON, Devon, EX16 6AH



fox-and-sons.co.uk