

*** ONLINE VERSION *** | Church Lane, Whitestone

£295,000



DFX4575

Detached

4 Bedrooms

CAREFULLY MAINTAINED AND WELL EXTENDED DETACHED CHALET BUNGALOW ON A SPACIOUS CORNER PLOT IN THIS POPULAR VILLAGE LOCATION

****FOUR GOOD BEDROOMS * BATHROOM/WC *NEW SHOWER ROOM/WC *ENTRANCE LOBBY *HALLWAY *LOUNGE *SITTING ROOM *DINING ROOM *REFITTED KITCHEN *REAR LOBBY *SECLUDED GARDENS ON THREE SIDES *GARAGE *PARKING FOR FOUR CARS****

This is a **DECEPTIVELY SPACIOUS AND WELL EXTENDED DETACHED CHALET BUNGALOW** occupying a fine corner site which enjoys a high degree of privacy and a pleasant open aspect. It is situated in the heart of the ever popular village of Whitestone which lies to the North West of Exeter being only some three miles from the City Centre itself. It provides easy access to all the major truck roads whilst pleasant country walks are to hand.

The original property dates from the 1960's and has been carefully maintained and improved over the years including excellent extensions to provide most comfortable and flexible family accommodation. The property itself benefits from **LPG CENTRAL HEATING** with individual thermostats on radiators along with **UPVC DOUBLE GLAZED REPLACEMENT WINDOWS**. It has recently been further improved with a new shower room/wc along with newly fitted kitchen with some built in appliances. There are four good sized bedrooms, three of which have built in wardrobes, whilst a further feature are the pleasant and secluded gardens on three sides of the property along with useful extra parking.

The **ACCOMMODATION** for which an internal viewing is highly recommended comprises with approximate measurements of the following:

GROUND FLOOR

Upvc double glazed entrance door to:

LOBBY: Tiled floor, pine panelled walls with coat hooks, glazed inner door leading to:

HALLWAY: Radiator, telephone point, airing cupboard with factory lagged copper cylinder and backup electric immersion, broom cupboard.

BEDROOM TWO: 11'0 x 10'0 (3.35m x 3.05m) Radiator, built in double wardrobe, outlook to the side.

BEDROOM THREE: 10'2 x 9'0 (3.1m x 2.74m) Radiator, built in double wardrobe also housing Potterton gas boiler supplying the hot water and central heating systems, outlook to the side

BEDROOM FOUR: 9'0 x 8'10 (2.74m x 2.69m) Radiator, outlook to the front.

BATHROOM/WC: Fully tiled with white suite comprising panelled bath with integral shower, pedestal wash basin and close coupled WC, radiator.

LOUNGE: 12'11 x 12'6 (3.94m x 3.81m) into chimney recess. Feature stone open fireplace with hardwood mantle piece and adjacent TV shelf with storage and display recesses, radiator, downlighters with dimmer control, archway to:

SITTING ROOM: 15'4 x 11'9 (4.67m x 3.58m) max. Two radiators, two wall lights, sliding double glazed patio doors to garden.

DINING ROOM: 16'8 into bay x 9'8 (5.08m x 2.95m) Radiator, understairs recess, telephone point, dimmer switch.

KITCHEN: 13'9 x 7'9 (4.19m x 2.36m) Recently refitted with one and a half bowl stainless steel sink unit having mixer tap set in roll edged worktops with triple, two double and corner base units incorporating four ring electric hob with cooker hood over, eye level double oven and microwave, built in refrigerator, appliance spaces and plumbing for automatic washing machine and dishwasher, tiled surrounds, full range of matching wall cupboards, radiator, spotlights, glazed door to:

REAR LOBBY: Upvc double glazed door to outside.

FIRST FLOOR

LANDING:

MASTER BEDROOM: 16'1 max x 13'1 max (4.9m x 3.99m) Arched recess with wall to wall built in wardrobes, telephone point, access to large undereaves storage space with electric light, open views to the front.

SHOWER ROOM/WC: Newly fitted and fully tiled with glazed shower cubicle and Mira electric shower, vanity wash basin, close coupled WC, built in cupboards and drawers, chrome electric towel radiator, window to the rear.

OUTSIDE

GARDENS: Principally on three sides and attractively landscaped with paved sun terrace with brick walling and steps down to lawned areas with extensive flowerbeds and mature shrubs, greenhouse, some boundary hedging

DRIVEWAY: With ample parking leading to:

GARAGE: 17'6 x 8'9 (5.33m x 2.67m) Up and over door, electric light and power.

DIRECTIONS: From Exeter proceed up Redhills through the hamlet of Nadderwater and into the Village of Whitestone. Immediately pass the Parish Hall which will be seen on the lefthand side is a turning right into Church Lane and the property is the first on the righthand side.

THE PROPERTY MISDESCRIPTIONS ACT 1991

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.









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