



This two bedroom mid terraced cottage already benefits from a substantial kitchen/dining room extension opening into a pretty south facing courtyard garden. Separate reception room, upstairs bathroom, in need of refurbishment, right in the centre of the village with unallocated on street parking in front and offered with no ongoing chain.

Woodbury
The Teeds £235,000

East of **EXE**

Woodbury The Teeds £235,000

Terraced Cottage | Two Bedrooms | Reception Room |
 Kitchen/Dining Room | Pretty Courtyard Garden | 1st Floor
 Bathroom | Charming Period Features | Centre Of The
 Village | In Need Of Refurbishment | No Ongoing Chain.

Approach

Part glaze front door to porch

Entrance Porch

Glass panel door to living room, coat hanging space.

Living Room

Spacious room with Upvc double glazed window to the front with window seat, double doors to alcove, large open fireplace alcove, wooden stairs to first floor, further fireplace with stone hearth and fitted wood burner, window opening into kitchen/dining room, archway into :-

Kitchen/Dining Room

Spacious room with tiled floor, ceiling window. Range of base and wall units in cream shaker style finish, large butler sink and antique style taps, roll edge work top with tiled surround, concealed drop lighting, space and plumbing for washing machine and dishwasher, space for free standing double air cooker with gas hob, fitted Rayburn royal 2 ring, breakfast bar and doors opening out onto the pretty courtyard garden

First Floor Landing

Stairs from living room to first floor landing, hatch to loft space, doors to both bedrooms and bathroom.

Bedroom One

Upvc window to rear, radiator, fitted wardrobe with shelving.

Bedroom Two

Upvc window to the front with deep sill, radiator.

Bathroom

Part tiled walls, stripped wood flooring. White suite comprising low level WC, pedestal wash hand basin and roll top bath with shower over and folding glass screen.

Courtyard Garden

Leading from the kitchen/dining room french doors lead out onto the pretty south facing walled courtyard garden, perfect for alfresco dining.



EAST DEVON OFFICE
 Tel: 01392 877240
 61 Fore Street Topsham
 Exeter EX3 0HL

EXETER OFFICE
 Tel: 01392 345070
 18 Southernhay West
 Exeter EX1 1PJ

www.eastofexe.co.uk
enquiries@eastofexe.co.uk

East of **EXE**

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.