



East of 
ESTATE AGENTS

Market Mews

Seabrook Orchards £650,000

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This immaculately presented four bedroom detached property is one of the prestigious 'Malham' homes located on the very popular 'Bloor' Seabrook Orchards development. The property is just a short distance between Topsham and Exeter with great access links to the city and the A30/M5 corridor. The property has a beautiful open planned Kitchen/diner and a charming lounge both with French doors that over looks a south west facing rear garden, along with an office, cloakroom and utility room. On the first floor are four generous bedrooms with a master en-suite, and family bathroom. To the side is a large garage with off road parking for three further vehicles and to the rear a beautiful south west facing rear garden with patio.

Detached 'Malham' House

- | Four Bedrooms with Master En-Suite
- | Open Plan Kitchen/Diner | Lounge | Study
- | Cloak Room | Utility Room | Family Bathroom
- | Lovely Rear Garden
- | Large Garage & Off Road Parking

Front Garden

The front garden has been planted with a lovely selection of shrubs and flowering plants with a central path that leads up to a recessed porch. To the side is ample off-road parking for up to three cars in front of the garage and a wooden gate gives access to the rear garden.

Entrance Hall

Just into the property and to the left a discrete downstairs cloakroom has been fitted with a modern white close coupled W.C and wash hand basin. Doors lead off to the reception rooms and study, and a storage cupboard has been located under the staircase to the first floor.

Study 2.71m by 2.47m

Perfectly located to the front of the property is the office/study which is spacious and bright and airy with double aspect windows to the front.



Lounge 4.60m by 3.70m

Next along is a charming lounge with characterful box bay window to the side and a lovely set of French doors that open out onto the patio and the rear garden.

Open Plan Kitchen/Diner 6.23m by 2.86m

The hallway opens out to a beautiful open planned kitchen/diner that stretches the width of the property and open out again to the rear garden via a beautiful set of French doors. The kitchen has been fitted with a contemporary range of grey wall and base units with a black square edged work top with inset ceramic hob and black composite double sink, and the walls have been finished with a range of stylish small metro tiles. The appliances have been built-in and in a bank of larder cupboards is an eye line double oven.

Utility Room 2.00m by 1.32m

Tucked to the side of the kitchen and providing access out to the garden, the utility room has been fitted with a worktop with storage over and space for white goods below.

Master Bedroom 3.70m by 3.58m

The master en-suite is a beautiful light and spacious room with a duplicate box bay window out to the side and a floor to ceiling mirrored wardrobe which provides ample storage. Off to the side is the en-suite fitted with a double size shower cubicle, with modern white W.C and anthracite vanity basin and finished with matching anthracite wall tiles.

Bedroom Four 2.88m by 2.60m

Bedroom four is a generous room with double aspect windows and will accommodate a double bed, additionally the room has a further set of floor to ceiling mirrored wardrobe.

Family Bathroom 2.88m by 2.07m

The family bathroom has been fitted with a matching white bathroom suite with an anthracite vanity unit, along with a large double shower cubicle. The room has been finished with matching wall and floor tiles.

Bedroom Three 3.23m by 2.91m

As with all the bedrooms, bedroom two has great proportions and has views out to the front of the property.

Bedroom Two 3.58m by 2.91m

Another spacious bedroom that enjoys the south facing aspect over the rear garden.

Rear Garden

A delightful patio extends between the two ground floor reception rooms, from which the lawn extends out beyond the end of the garage, where tucked around the corner is a beautiful secluded seating area. The lawn has been planted with an array of bushes and flowering plants, and to the side of the garage a trellis is covered with climbing plants.

Garage 8.12m by 3.00m

To the side of the property is a large garage that is fitted with light and power and an up-over door to the front.



