



East of 
ESTATE AGENTS

33 Greatwood Terrace
Topsham OIEO £350,000

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This charming two bed mid-terrace property is located in the heart of Topsham just a couple of minutes walk from the town centre and the quay, and with excellent transport links. Number 33 offers a lovely lounge, open kitchen / diner and conservatory on the ground floor, with two bedrooms and family bathroom on the first floor, and a further two rooms up in the loft. To the front of the property is a single parking space, and to the rear a lovely and peaceful courtyard garden.

Character Mid Terrace | Two Bedrooms

| Two Loft Rooms | Sitting Room | Dining Room

| Kitchen | Conservatory | Family Bathroom

| Beautiful Rear Garden | Parking for one vehicle

APPROACH

Following along Topsham High street, Greatwood Terrace can be found on the left hand side. This wide private road leads up between two beautiful terraces of houses which is typical of traditional workers houses. Located half way up on the left is number 33 with a paved area to the front for parking outside of the property. An additional visitors space is available for the street at the entrance.

ENTRANCE HALL

The entrance hall opens to the ground floor reception rooms and a central staircase running up through the centre of the property.

SITTING ROOM

First off to the left is the charming sitting room that overlooks the front of the terrace. A stainless steel fire sits on a tiled hearth with white wooden mantle over the top giving the room a lovely focal point.



KITCHEN / DINER

Along the hall is the spacious dining room with storage located under the stairs and a fire place with wooden mantle and green backing tiles. The room opens out onto the kitchen that is bathed in light from two skylight windows. The kitchen has been fitted with a range of white wall and base units with a wood effect roll top work surface and finished with white wall tiles with a mosaic border.

CONSERVATORY

The conservatory out to the rear has a pair of French doors that open out onto the delightful courtyard garden.

BEDROOM ONE

First off the landing is bedroom one with its characterful original cast iron fire place, built-in wardrobe over the stairs and views out to the front.

FAMILY BATHROOM

The family bathroom has been fitted with a matching white suite with the shower fitted over the top of the bath and all finished with black and blue wall tiles with decorative mosaic border.

BEDROOM TWO

Another delightful bedroom with views out over the rear garden.

LOFT ROOM ONE

Tucked in under the eaves with limited head height is the first of the loft rooms with dorma window out to the front of the property.

LOFT ROOM TWO

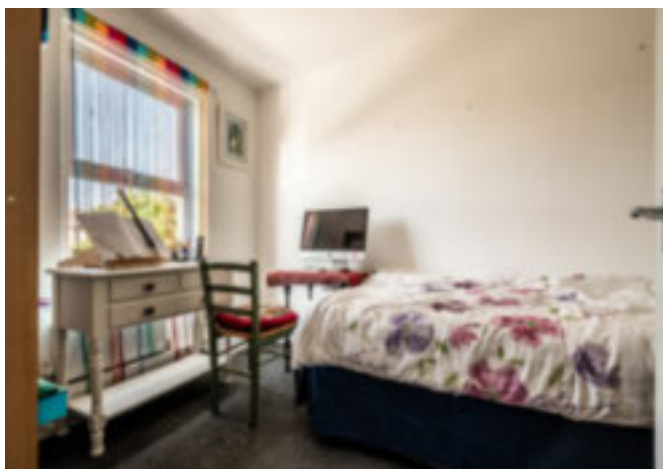
The second of the rooms has a full length dorm making this a lovely light room with panoramic views across the rear garden and over the roof tops.

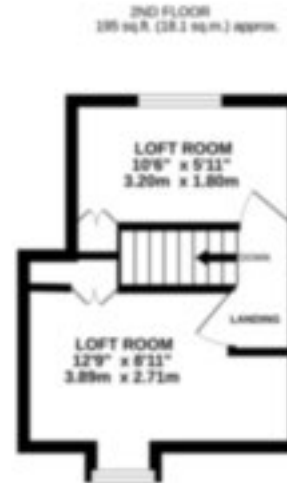
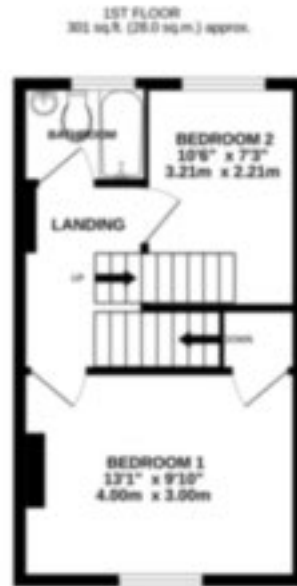
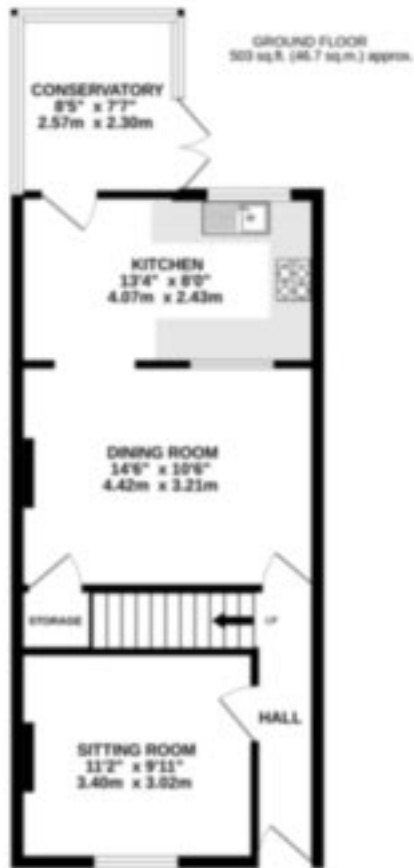
GARDEN

The delightful and peaceful rear garden is bathed in the afternoon sun. Mainly laid with patio slabs the borders along the edges are filled with flowering plants as the garden leads towards a central maple tree with a decked seating area to its side.

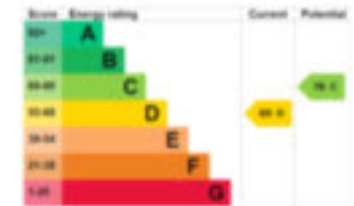
AMENITIES & TRANSPORT LINKS

Half hourly buses nearby. Five minute walk to train station.





TOTAL FLOOR AREA: 1000 sq.ft. (92.9 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
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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.