



An excellent mid-terraced Victorian property with two double bedrooms, open plan living/dining room and a courtyard garden, a short walk from the shops, parks and amenities, in the popular market town of Newton Abbot.

63 Hillmans Road | Newton Abbot | TQ12 1AA



thoroughly good property agents



PROPERTY TYPE

Mid Terraced House
Freehold



SIZE

873 sq ft



LOCATION

Town



AGE

Victorian (1837 - 1901)



BEDROOMS

2



RECEPTION ROOMS

1



BATHROOMS

1



WARMTH

Gas Central Heating



PARKING

On Road Parking –
Residents Permit Scheme



OUTSIDE SPACE

Garden



EPC RATING

70 C



COUNCIL TAX BAND

B



in a nutshell...

- Victorian Mid Terraced House
- Two Double Bedrooms
- Open Plan Living/Dining Room
- Study Area on First Floor Landing
- Courtyard Garden
- On Road Parking - Residents Permit
- Well Presented Throughout



the details...

Check out this excellent mid-terraced Victorian property with two double bedrooms and a courtyard garden, a short walk from the shops, parks, and amenities, in the popular market town of Newton Abbot.

Inside, it is nicely presented with stylish decor throughout and feels warm and welcoming with gas central heating.

The accommodation comprises, on the ground floor, an entrance hallway with a staircase to the first floor, a fabulous open-plan living/dining room with papered chimney breasts that make a nice feature, an under-stairs cupboard and plenty of room for a dining table and seating, perfect for any occasion.

A good-sized galley-style kitchen has plenty of worktop and cupboard space in oak, with a space for a range cooker, floor space for an upright fridge/freezer, plumbing for a washing machine and an integrated dishwasher beneath the sink.

A back door leads into a storage shed and out to the courtyard garden.

Upstairs, there are two bedrooms, the main which is a spacious double with a window to the front and a possibly original fireplace that makes a nice feature. The second, a smaller double with a window to the rear.

There is a study area on the landing and a family bathroom completes the accommodation containing a bath with a shower over, a basin and a WC, and in a built-in linen cupboard where there is a condensing combi-boiler that provides the central heating and hot water on demand.

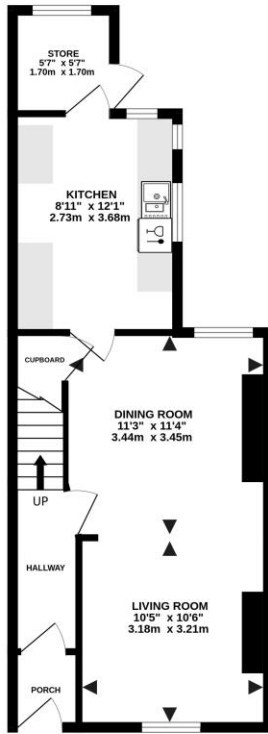
Outside, a courtyard garden makes a nice space for a picnic tea and a gate provides alternative access onto a rear service lane. Parking is on-road at the front of the property where a residents' permit scheme is in operation.

Tenure – Freehold
Council Tax Band - B

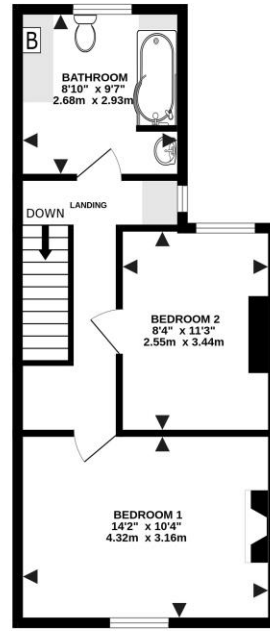


the floorplan...

GROUND FLOOR
452 sq.ft. (42.0 sq.m.) approx.



1ST FLOOR
421 sq.ft. (39.1 sq.m.) approx.



TOTAL FLOOR AREA: 873 sq.ft. (81.1 sq.m.) approx.

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the location...

The property is located in the thriving market town of Newton Abbot which offers a host of facilities including primary and secondary schools, an array of shops and supermarkets and a host of other facilities that you would expect to find in a town of this size. Newton Abbot has a main line Railway Station to London Paddington and offers easy access to the Devon Expressway and the M5.

Shopping

Late night pint of milk: Sainsburys Local 0.4 mile
Town centre: Newton Abbot 0.4 mile
Supermarket: Asda 0.9 mile

Relaxing

Beach: Teignmouth 6.4 miles
Park: Ford Park 0.4 mile/Courtenay Park 0.5 mile
Newton Abbot Leisure Centre: 1.2 miles

Travel

Bus stop: Church Road approx. 340 ft
Train station: Newton Abbot 0.4 mile
Main travel link: A380 0.5 miles
Airport: Exeter 20.4 miles

Schools

Wolborough C of E Primary School: 0.5 mile
Coombeshead Academy: 1.8 miles
Newton Abbot College: 1.2 miles

Please check Google maps for exact distances and travel times. **Property postcode: TQ12 1AA**

Need a more complete picture? Get in touch with your local branch...

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