



Jupes Close

Exminster

£325,000

West of 

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Attractive three bedroom modern house situated in a highly sought after residential area in the village of Exminster, with easy access to all amenities, city of Exeter and major road network. This superb property features; light and spacious living/dining room overlooking the garden, modern fitted kitchen and downstairs cloakroom. On the first floor are three good sized bedrooms and modern bathroom. A real feature of the property is the generous sized rear garden enjoying a south/westerly aspect and to the front of the property is driveway parking for a couple of vehicles leading to an integral garage. The property is Chain Free.

Attractive village home | Three good sized bedrooms |
Light and spacious living/dining room | Modern fitted
kitchen | Cloakroom | Modern bathroom | Lovely tiered rear
garden offering a good degree of privacy | Driveway
parking for up to two vehicles | Integral single garage |
Chain Free

PROPERTY DETAILS:

APPROACH

Covered entrance canopy. Composite front door to entrance hallway. Outside light.

ENTRANCE HALLWAY

Attractive entrance hallway with wood flooring. Upvc double glazed window to side aspect. Radiator. Stairs to first floor. Doors to living/dining room, kitchen and cloakroom.

CLOAKROOM

Modern white suite comprising; low level w.c. and hand wash basin. Radiator. Extractor fan. Fitted shelving. Matching wood floor.

LIVING/DINING ROOM

16' 10" x 12' 10" (5.13m x 3.91m) (max) Light and spacious L-shape room with Upvc double glazed window to rear aspect with outlook over the garden and Upvc sliding patio door to garden. Matching wood flooring. Radiator. TV and telephone points. Door to under stair cupboard.

KITCHEN

9' 2" x 8' 4" (2.79m x 2.54m) Bright double aspect room with Upvc double glazed windows to front and side aspect. Fitted kitchen with range of base, wall and drawer units in white finish. Roll-edge worktop with tiled surround and inset acrylic sink with mixer tap. Slot-in electric cooker with fitted extractor hood over. Space and plumbing for washing machine and slimline dishwasher. Further under worktop appliance space. Wall mounted gas boiler.



FIRST FLOOR

STAIRS/LANDING

Stairs from entrance hallway to spacious first floor landing. Hatch to loft space. Radiator. Doors to bedrooms and bathroom.

BEDROOM 1

14' 4" x 10' 4" (4.37m x 3.15m) (max to back of wardrobes, plus door recess) Spacious double bedroom with Upvc double glazed window to front aspect. Radiator. TV point. Mirror doors to a range of quality built-in wardrobes complete with hanging rails and shelving.

BEDROOM 2

11' 4" x 9' 4" (3.45m x 2.84m) (max to back of wardrobes, plus door recess) Further spacious double bedroom with Upvc double glazed window to rear aspect with outlook over the gardens. Radiator. Range of built-in quality wardrobes complete with hanging rails and shelving.

BEDROOM 3

7' 4" x 6' 8" (2.24m x 2.03m) Good sized third bedroom with Upvc double glazed window to rear aspect with outlook over the gardens. Radiator. Fitted shelving.

BATHROOM

9' 8" x 6' 4" (2.95m x 1.93m) Upvc double glazed window to front aspect with obscure glass. Modern white suite comprising; low level w.c., hand wash basin and bath with tiled surround, mixer shower with large fixed head and further handset, and glass shower screen. Ladder style radiator. Shaver point. Extractor fan. Recess spotlights. Tiled floor and part tiled walls. Door to airing cupboard housing hot water tank and shelving.

OUTSIDE

FRONT

Open front garden area laid to lawn with pathway around to the side entrance and gate to garden. Tarmac driveway offering parking for up to two vehicles leading to an integral garage. Outside tap.

GARAGE

16' 2" x 8' 2" (4.93m x 2.49m) Up and over door to single integral garage with high ceiling. Light and power.

REAR GARDEN

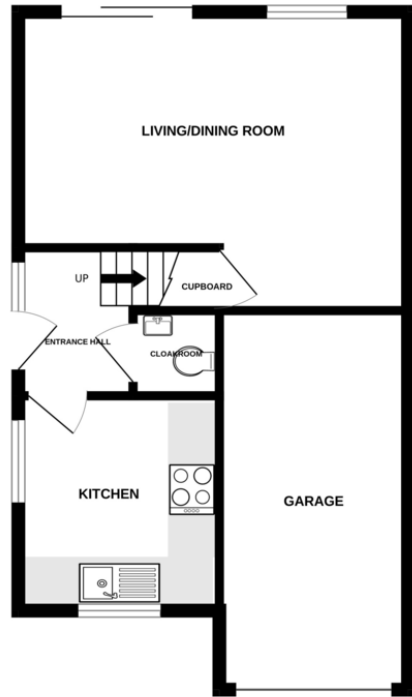
Generous sized rear garden enjoys a south/westerley aspect and set on three levels and featuring a large paved patio area adjoining the rear of the property with steps up to a lawned garden area edged with mature borders, and further steps up to a third garden area also laid to lawn and edged with borders.

AGENTS NOTES:

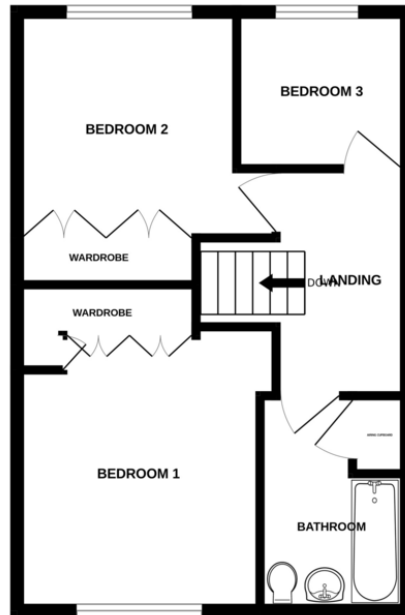
The property is Freehold.
Council Tax Band: C - Teignbridge District Council



GROUND FLOOR

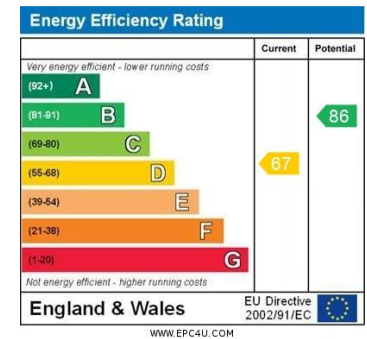


1ST FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only. Made with Metropix ©2024

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements. West of Exe is a trading name for East of Exe Ltd. Reg. no. 07121967



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