



Ashley Coombe



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, Ashley, Tiverton, EX16 5PA

Tiverton Town Centre 1 Mile | M5(J27)/Tiverton Parkway Station
7 Miles | Exeter 12 Miles.

A conveniently located chalet bungalow with 1881 SqFt of accommodation, set within beautifully maintained gardens and all within easy access of town amenities and excellent transport links.

- Delightful Chalet Bungalow
- Master Ensuite & Dressing Room
- Sunroom & Conservatory
- Driveway Parking & Double Garage
- Council Tax Band E
- Four Bedrooms. Three Bathrooms
- Kitchen with Separate Utility
- Beautifully Maintained Gardens
- Excellent Transport Links
- Freehold

Guide Price £530,000

SITUATION

The property is situated in the much sought after area of Ashley, a pleasant residential area on the edge of Tiverton. The market town of Tiverton boasts a wide range of retail, educational and recreational opportunities, including private and state schooling.

The North Devon Link Road (A361) lies to the north of Tiverton and runs east to west giving access to other local towns such as Barnstaple and South Molton to the west, as well as the M5 (Junction 27) to the east. Tiverton Parkway Train Station lies alongside Junction 27 with direct trains to London Paddington. Bristol and Exeter Airports are also within easy reach.

DESCRIPTION

Offered to market with no onward chain, this detached chalet bungalow is situated within generous, well-maintained grounds and located in a highly accessible, sought-after area. Ashley Coombe offers a well proportioned family home with both ground and first floor living accommodation, across four bedrooms and three reception rooms.



ACCOMMODATION

The formal entrance porch gives way to a central hallway providing access to all principal rooms. Located to the front of the property is the dual aspect sitting room enjoying views across the garden, as well as a light and spacious open-plan dining room/ sunroom. The kitchen, sits to the rear and comprises of a range of wall and base units with double oven and gas hob. A doorway gives access to a conservatory to the side of the property, with access to the south-facing paved terrace. Beyond the kitchen lies a useful utility room with additional wall and base units and space for further appliances.

The master bedroom is located on the ground floor and is accessed via its own dressing room, off which is a well-proportioned shower room with built-in cabinets, shower unit, wash basin and WC. Another bedroom and family bathroom are also located off the central hallway to the rear of the property.

Stairs rise to the first floor, comprising of two bedrooms, both with built-in storage, as well as a family bathroom with corner shower unit, wash basin and WC.

OUTSIDE

Through a low stone wall and brick pillars, the tarmac driveway rises to the side of the property giving access to the double garage and offering ample parking for multiple vehicles. The double garage with up and over doors benefits from electricity and water, as well as a separate cloakroom.

The property is set within a wonderful, slightly elevated, plot of 0.43 acres bordered by mature hedging and trees. The majority laid to lawn with a variety of flowerbeds hosting perennials, mature shrubs and trees. A peaceful kitchen garden is located to the rear offering additional space for keen gardeners.

SERVICES

Mains electricity, water and gas. Private shared drainage via septic tank located in the neighbours garden. Gas Central Heating
Ofcom predicted broadband services - Standard: Download 18Mbps, Upload 1Mbps. Ultrafast: Download 900Mbps, Upload 900Mbps.
Ofcom predicted mobile coverage for voice and data: Internal (Limited) - EE, Three, O2 and Vodafone. External – EE, Three, O2 and Vodafone.
Local Authority: Mid Devon District Council.

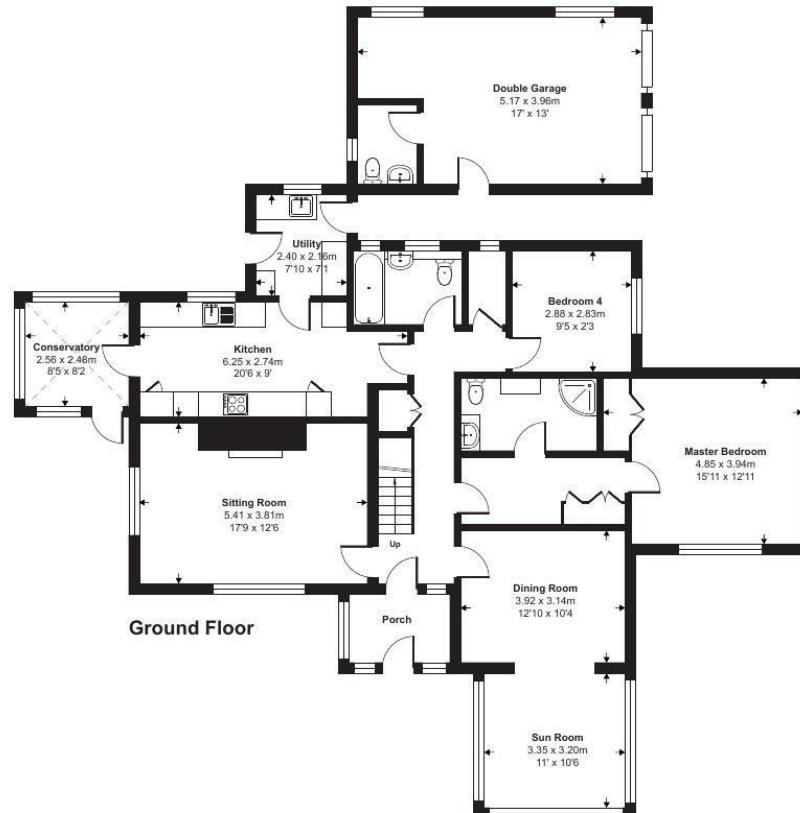
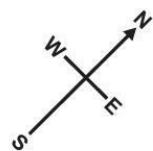
VIEWINGS

Strictly by appointment with the agents please.

DIRECTIONS

From Tiverton, proceed south on the A396/ Exeter Road. After passing The Walronds, the road bends left and after 0.4 miles, turn right signposted Ashley. After a short distance, turn right again, remaining on the No Through Road. Continue for 65 yards, where the property can be found on the left-hand side.



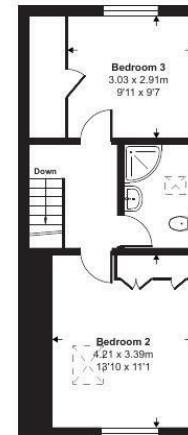


Approximate Area = 1881 sq ft / 174.7 sq m

Garage = 287 sq ft / 26.6 sq m

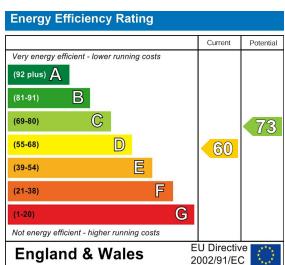
Total = 2168 sq ft / 201.3 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025.

IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.



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