

naomi j ryan
estate agents



House - Semi-
Detached



Bedrooms: 2



Bathrooms: 1



Receptions: 1



EON District Heating



Driveway for 2 Cars



Landscaped Rear
Garden



Council Tax Band: C

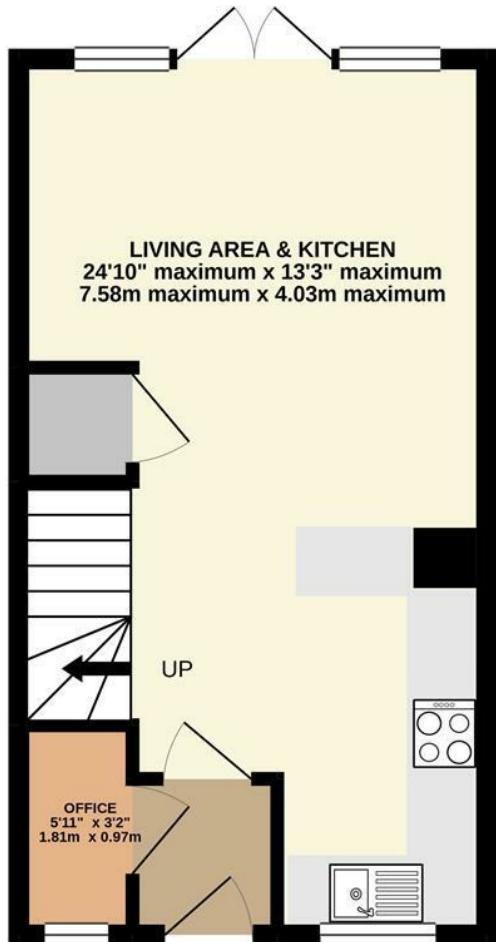
£220,000 Freehold



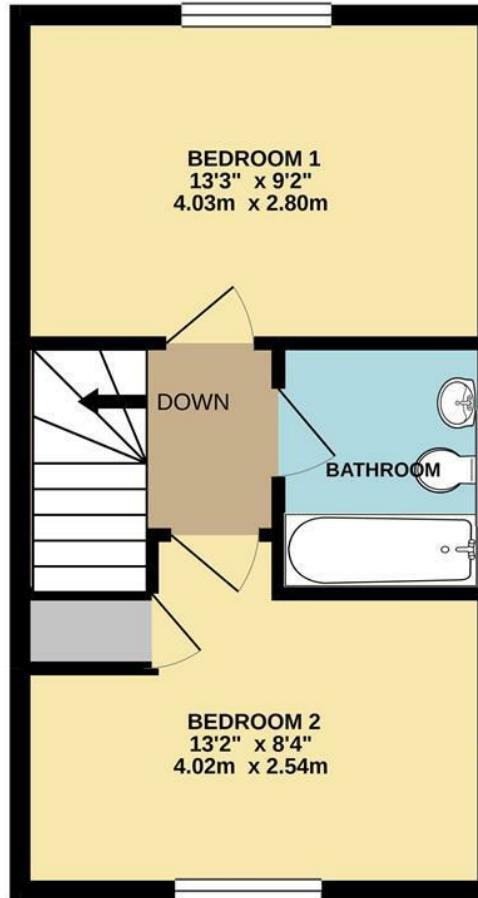
Crab Apple,
Cranbrook, Exeter, EX5 7EH

www.naomijryan.co.uk

GROUND FLOOR



1ST FLOOR



SUMMARY

A fantastic opportunity to acquire this immaculately presented two bedroom semi detached property located within the popular and modern town of Cranbrook.

The accommodation is light, spacious and well appointed throughout comprising in brief, entrance hall, home office space and open plan living accommodation to the ground floor. The kitchen enjoys the use of an integrated fridge/freezer , washing machine and breakfast bar. The living room area offers access out onto the well maintained rear garden via French doors. To the first floor are two good sized bedrooms and a family bathroom fitted with a contemporary suite. Outside the property enjoys the use of a driveway providing two off road parking spaces aligned in tandem and an enclosed rear garden which has been well maintained and landscaped.

Situated approximately 7 miles east of Exeter Cranbrook offers a range of local amenities including shops, schools, takeaways and public house. There is also convenient access to Exeter Airport, major road networks and a train station.

Naomi J Ryan Estate Agents are delighted to offer this property to the market for sale with no onward chain and highly recommend internal viewing.

360 VIRTUAL TOUR

A 360 degree Virtual Tour is available to view on our web site.

VIEWING ARRANGEMENTS

Strictly by appointment with Naomi J Ryan Estate Agents. Please remember to bring hand sanitiser to use and a face covering to wear during your viewing.

AGENTS NOTE

The home office was originally a ground floor WC. Should a prospective purchaser wish for this space to be returned to a WC this is something our clients are prepared to do.





THINKING OF SELLING?

Get in touch for a free,
no obligation valuation.
Call 01392 215283
or email
enquiries@naomijryan.co.uk

