



naomi j ryan
estate agents



End Terrace



Bedrooms: 3



Bathrooms: 1



Receptions: 1



Gas Central Heating



Allocated Parking
Space



Front & Rear Gardens Council Tax Band: C

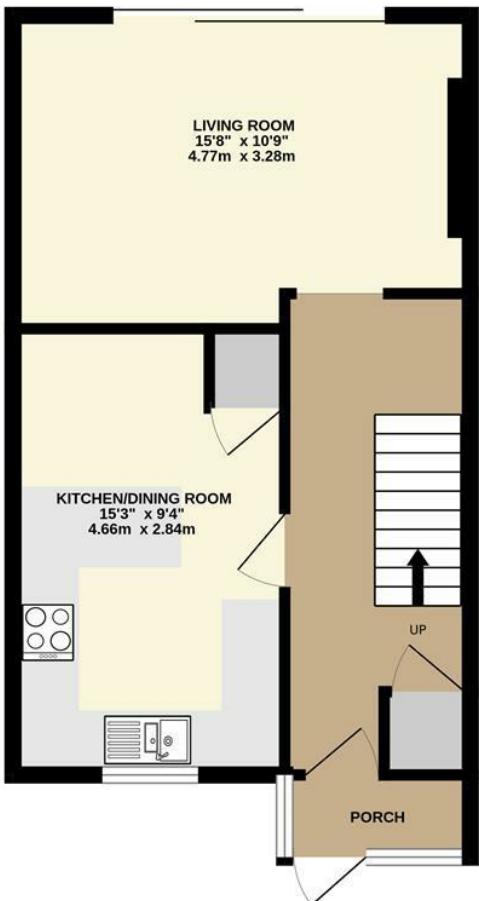


£260,000 Freehold

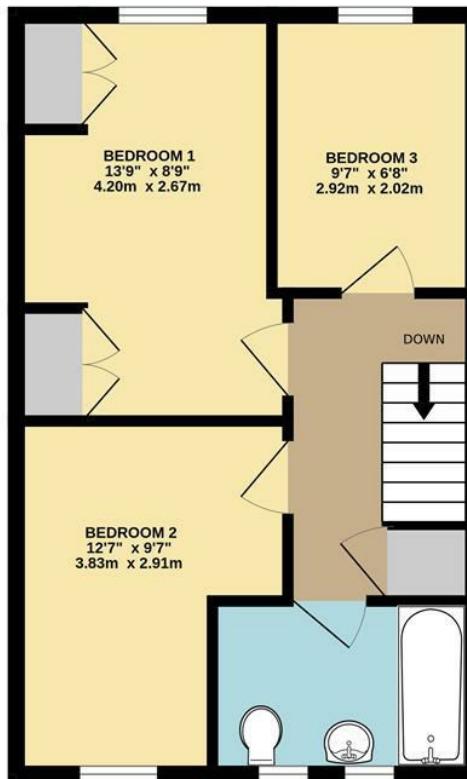
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, Exeter, EX2 6NH

www.naomijryan.co.uk

GROUND FLOOR



1ST FLOOR





SUMMARY

A well-presented three-bedroom end-of-terrace house with allocated parking space, situated in the popular residential area of Countess Wear. The property is conveniently located for access to the City Centre and major road links, including the M5 and A30.

The property has a light and spacious feel throughout with accommodation comprising entrance porch, hallway, modern kitchen/dining room, living room with patio doors to the rear garden, three bedrooms, and a modern first-floor bathroom.

Outside is a well-maintained and enclosed rear garden. The garden is laid to lawn with a patio area and a raised decked seating area. There is gated access to the front and rear of the property. To the front of the house is an area of garden laid to lawn.

To the rear of the property is a residents parking area where the property has one allocated parking space.

Early internal viewing is highly recommended.

MATERIAL INFORMATION

Construction notes: Awaiting information.

Utilities: Awaiting information.

Broadband and Mobile Coverage: For an indication of specific speeds and supply or coverage in the area, we recommend checking with Ofcom by visiting their web site. <https://checker.ofcom.org.uk>

VIEWING ARRANGEMENTS

Strictly by appointment with Naomi J Ryan Estate Agents.

REFERRAL FEE DISCLOSURE

We recommend sellers and/or potential buyers use the services of The Mortgage Quarter. Should you decide to use the services of The Mortgage Quarter you should know that we would expect to receive a referral fee of £200 from them for recommending you to them. You are not under any obligation to use the services and can seek alternative providers of these services. Further information is available on our web site.



