



Brook Road, Ivybridge, PL21 0AX

CHRISTOPHER'S
SOUTH HAMS



Key Features

Mid-Terraced Bungalow
Recently Repainted
2 Bedrooms
Shower Room
Garden
Parking
Close to Town Centre
No Onward Chain

Situation & Amenities

With the pretty River Erme flowing from the moors through the middle of the town, Ivybridge is family-orientated with a rich heritage of traditional industries such as milling and cloth making that are still celebrated today. As well as its fascinating history, Ivybridge offers adventure. The idyllic countryside and moorland offer miles of magnificent walking trails out of the town, whilst in the town itself you'll find pubs, eateries and a variety of shops and supermarkets. The property sits within walking distance of the town centre.

There is a good choice of primary schools all within the catchment of the renowned Ivybridge Community College with its World Class Quality Mark Award. There are several places of worship with noteworthy histories, GP and Dental Surgeries, a Minor Injuries Unit, two leisure centres with swimming pools, fitness suites, and various health classes. The charming Watermark with its welcoming library, IT suite, cinema, theatre, coffee shop and conference facilities as well as the ever-popular Ivybridge Rugby, Football, Cricket, and Tennis clubs all add to the community focus of the town. Ivybridge certainly has a wealth of opportunities to welcome you and with its very own train station there are excellent transport links to Plymouth, Exeter, and London with all the amenities that larger cities can offer.

Services: All Mains Services Connected.

Tenure: Freehold.

Due to the rural location here in the South Hams, Broadband & Mobile phone coverage can vary so please take a look at the Ofcom & OpenReach websites for more details about availability & coverage.

Local Authority:

South Hams District Council,
Follaton House, Totnes, TQ9 5NE

COUNCIL TAX BAND: A

Viewings:

Strictly by appointment through
Christopher's South Hams
01752 746 550

Christopher's South Hams are delighted to market this mid-terraced bungalow tucked away in a superb enclave close to the town centre.

A neat lawn and level pathway lead you from the parking space to your front door.

There are two bedrooms at the front of the property with the sitting room and kitchen to the rear, both enjoying a westerly aspect with views across the garden.

The kitchen packs in a wealth of storage units for its size and a peninsula breakfast bar maximises the space available. The feature stable door in the kitchen adds to the bright and airy outlook and in turn leads to the garden.

A generous shower room and additional hallway storage complete the accommodation and divide the bedrooms from the living spaces.

The rear garden is enclosed by fencing and mature hedging and offers both patio and level lawn. There is also a large timber shed.

Recently re-painted with a clean, neutral palette throughout, there is still scope to put your own stamp on this fantastic bungalow which should appeal to a wide audience.

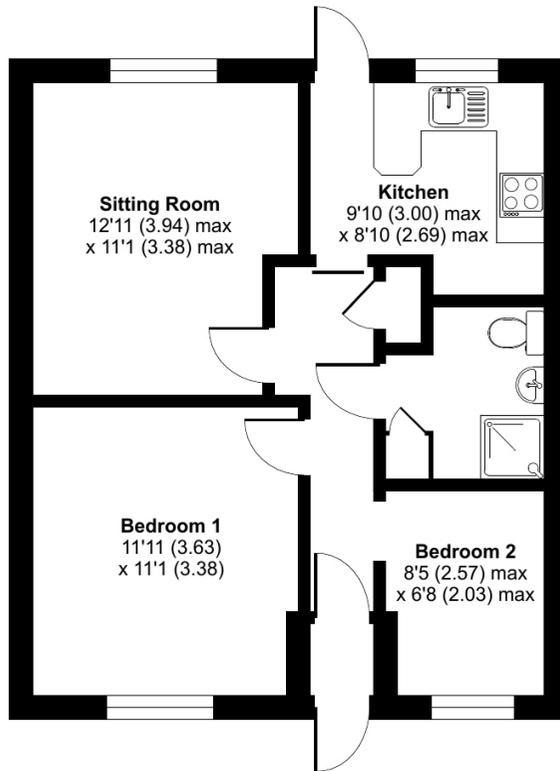
Offered with no onward chain and viewings are highly recommended.



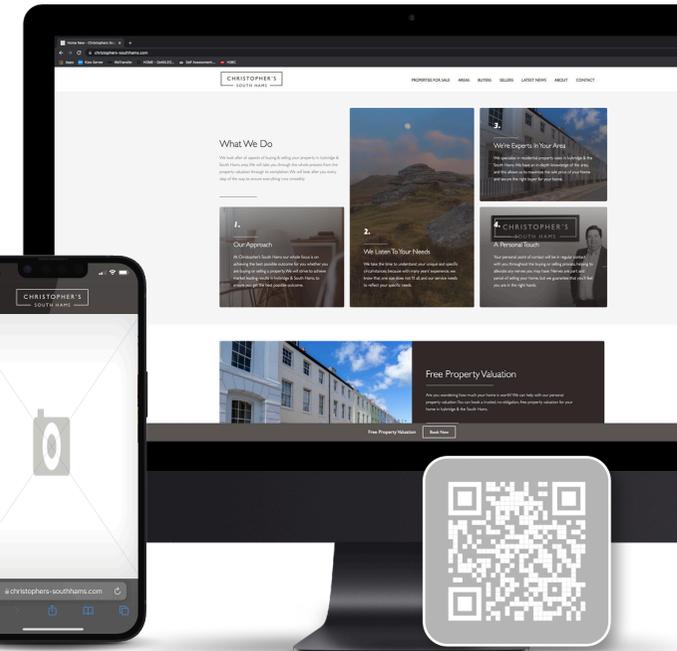
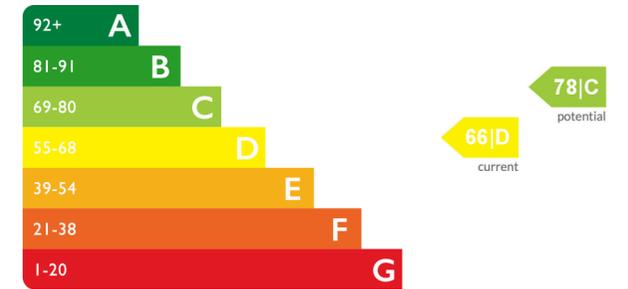


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Approximate Area = 548 sq ft / 50.9 sq m
For identification only - Not to scale



Energy Efficiency Rating



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