



## Drake Close, Cullompton, EX15 1FN

Nestled in a tucked away location on this ever popular, modern development, within easy reach of the M5 for commuting and local town amenities is this exceptionally presented modern town house. The extensive accommodation is arranged over three floors and comprises a hall with cloakroom, beautifully re-fitted kitchen/dining room and study to the ground floor, whilst the first floor offers a charming sitting room and principal bedroom with en-suite and the second floor provides three further bedrooms and a family bathroom. Outside, the driveway parking leads to the single garage and the rear garden has been nicely landscaped for ease of maintenance. The property is ideally suited for those seeking extensive accommodation in a convenient edge of town location, and an early viewing is highly advised.

**£295,000**



**Situation and Amenities**

Enjoying a peaceful tucked away cul-de-sac setting within easy reach of High Street shops, supermarkets, primary school and doctors' surgeries. Cullompton also boasts an award winning butcher (Veyseys of Cullompton), award winning coffee shop (The Bake House), a modern library, sports centre and community centre. The surrounding countryside offers a wealth of rural pursuits with the nearby Blackdown Hills being designated as an area of outstanding natural beauty. The comparatively central mid Devon location places the picturesque national parks of Dartmoor and Exmoor together with the north and south Devon coastlines all within a modest car journey.

Buying an investment? Please contact our lettings department on  
01884 33333



**Bullet Points**

- Beautifully presented modern town house
- Extensive accommodation over three floors
- Gas central heating and double glazing
- Wonderful re-fitted Kitchen/ Dining Room
- Study
- Hall with Cloakroom
- First floor Sitting Room
- Principal Bedroom with En-Suite
- Three further generous Bedrooms
- Family Bathroom
- Hard landscaped garden
- Driveway parking
- Leasehold Single Garage under coach house
- 15 miles Exeter, 18 miles Taunton
- Tiverton Parkway Railway Station 6 miles
- EPC rating "C"
- Council Tax Band "D"
- Freehold



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