



Norman  
Drive, Cullompton,  
EX15 1YH

This significantly extended end of terrace modern home enjoys a surprisingly private, tucked away setting towards the outskirts of the country town of Cullompton. The three bedroomed accommodation is warmed by gas fired central heating and benefits from modern UPVC double glazing.

Asking Price £250,000



#### Description

This significantly extended end of terrace modern home enjoys a surprisingly private, tucked away setting towards the outskirts of the country town of Cullompton. The three bedroomed accommodation is warmed by gas fired central heating and benefits from modern UPVC double glazing. The ground floor has been extended in two directions and provides a sitting room, extended kitchen/breakfast room and lovely garden room extension to the rear, whilst on the first floor, three bedrooms and a family bathroom are to be found. The larger than average rear garden has a gateway at the rear, leading to the generous single garage and car parking. An interior inspection is recommended to those seeking a larger than usual three bedroom end terrace home with garage.

#### Situation and Amenities

Enjoying a peaceful tucked away 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

Extended end of terrace family home  
 Delightful tucked away setting  
 Sitting Room  
 Kitchen/Breakfast Room  
 Charming Summer Sitting Room/Garden Room  
 Three Bedrooms  
 Family Bathroom  
 Surprisingly generous rear garden  
 Garden Shed  
 Large Garage  
 Parking  
 15 miles Exeter, 18 miles Taunton  
 Tiverton Parkway Railway Station 6 miles  
 EPC rating to be advised  
 Council Tax Band "C"  
 Freehold

#### On The Ground Floor

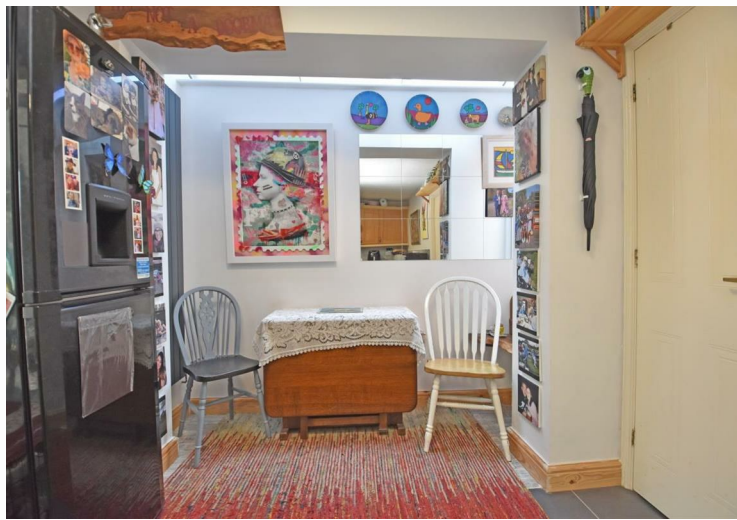
Canopy Entrance Porch to part glazed front door.

Hallway with radiator and stairs to first floor.

Sitting Room lovely timber flooring, two radiators.

Kitchen/Breakfast Room extending the entire width of the property, with small side extension with glazed roof, serving to greatly extend the dining end of the room, radiator, extensive range of timber fronted base and floor units comprising five base units and four wall cupboards, roll edge worktops, inset stainless steel one and a half bowl single drainer sink, particularly deep understairs walk-in cupboard.

Sitting/Garden Room a lovely, full width extension to the rear of the property with dwarf brick walls and deep UPVC picture windows, French doors to rear garden.



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