

Symonds
& Sampson



Glentor

The Street, Kilminster, Axminster, Devon

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The Street
Kilmington
Axminster
Devon EX13 7SH

A substantial individual four bedroom detached chalet style bungalow, providing ample parking with 2 garages. Set in the heart of this popular, accessible village.



- Individual chalet-style bungalow
- Multiple reception rooms and useful utility
- Relatively level site in heart of the village with south facing rear garden
- Upvc double glazing to most openings and an oil fired central heating system
- Two garages with gated driveway and ample parking
- Views towards open countryside from rear first floor

Guide Price **£550,000**

Freehold

Axminster Sales
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axminster@symondsandsampson.co.uk



ACCOMMODATION

An individual, well proportioned four bedroom chalet style bungalow, built principally of brick construction under a tiled roof. The substantial accommodation extends to over 2,300 sq ft, providing numerous reception rooms alongside a kitchen/ breakfast room and useful utility area. There is an impressive living room with focal fireplace and patio doors to a covered seating area. On the first floor are three bedrooms and a bathroom, with the principal bedroom enjoying an en-suite bathroom incorporating a shower cubicle. The current layout provides an interconnecting arrangement between the secondary bedroom, but this could be altered if necessary (subject to the necessary consents.) A particular internal feature is the vaulted ceiling design in the garden room, again providing patio doors out onto the rear garden.

OUTSIDE

On approaching the property, double timber gates lead to a large driveway providing ample parking. There is a detached former barn, built of natural stone with up & over door. There is also an internal garage with electric up & over door. The property occupies a relatively level site, set back from the village street offering herbaceous borders set behind natural hedging. Side access leads to the rear garden, which is south facing and laid principally to lawn with gravelled sections and interspersed paved pathways.

Enjoying views towards open countryside, there is also a covered paved patio area.

SITUATION

The bungalow occupies a prime, relatively level site within this popular East Devon village. The village provides an excellent range of local facilities including a primary school, two churches, village hall, cricket pitch and play park, including tennis courts. There is a petrol station with convenience store, an excellent farm shop and two public houses. Further information on the village including many of the social events can be found on the website: www.kilmingtontown.com.

Axminster (2 miles) is a market town on the eastern fringes of Devon, close to the border with Dorset. It offers a selection of independent and national retailers including two supermarkets: plus schools, churches and a main line railway station on the Exeter to Waterloo line. The beautiful Axe valley reaches the sea at Seaton (6 miles) and the famed resort of Lyme Regis is a similar distance. Exeter (M5) 24 miles, Taunton 20 miles

SERVICES

Mains electricity, water and drainage connected. Oil fired central heating.
Ultrafast broadband and mobile network coverage is

available in the area, please refer to Ofcom's website for further details.

LOCAL AUTHORITY

East Devon District Council, Devon County Council
Council tax band: E

MATERIAL INFORMATION

The property is at very low risk of flooding from both surface water & rivers and seas. Source- Gov.uk
The property is being sold with no onward chain.





GARAGE
17'7" (5.37)
x 9'6" (2.89)

For identification only - Not to scale



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www.
the
londonoffice.co.uk

40 ST JAMES'S PLACE SW1



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