



A modern semi detached, two bedroom house with an enclosed garden and driveway parking on a recent development in Newton Abbot.

50 Meadow Rise | Newton Abbot | TQ12 1GD





PROPERTY TYPE

Semi-detached house



SIZE

601 sq ft



LOCATION

Town



AGE

Modern



BEDROOMS

2



RECEPTION ROOMS

1



BATHROOMS

1



WARMTH

Gas central heating



PARKING

Driveway parking



OUTSIDE SPACE

Enclosed garden



EPC RATING

81



COUNCIL TAX BAND

B



in a nutshell...

- Enclosed rear garden
- Driveway parking
- Neutral décor throughout
- Modern kitchen
- Spacious living/dining room
- Light and airy bedrooms
- Loft storage
- Timber shed



the details...

A modern, semi-detached family home with two double-bedrooms, an enclosed rear garden and driveway parking, on a recent development in the market-town of Newton Abbot.

A paved doorstep sits beside the low-maintenance front garden.

Inside, the property is beautifully presented with light and neutral decor throughout and feels warm, with beige carpets underfoot and gas-central heating. The hallway has a convenient downstairs cloakroom with a WC and basin, and a turning staircase leading to the first floor.

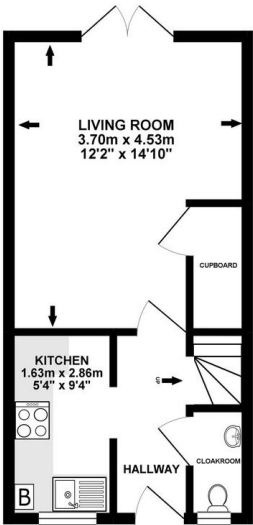
The kitchen has a durable, tile-effect vinyl floor and a modern fitted kitchen with worktops along three sides, tiled splashbacks and a range of beech-effect high and low-level units, providing ample storage. There is a built-in fan-oven with a gas hob and extractor hood above, floor space for an upright fridge/freezer and space beneath the worktop for a washing machine. A stainless-steel sink and drainer sit beneath the window, and a wall-mounted, condensing combi-boiler is hidden within a wall cabinet, providing heating and hot water on demand.

The living/dining room is spacious with plenty of light from French doors to the garden and a large understairs cupboard provides ample storage space. There is plenty of room for a dining table and seating for four, ideal for any occasion.

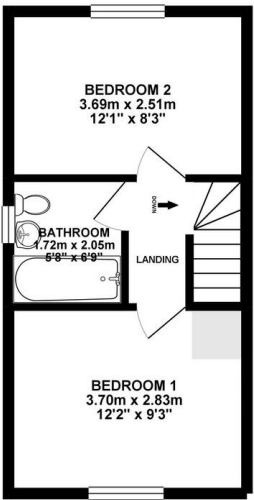
Upstairs, there are two double-bedrooms, both spacious and light. The bathroom is part-tiled with a vinyl floor and contains a modern suite comprising a bath with shower above, a pedestal basin and a WC, all in white. The landing has a hatch in the ceiling providing loft access and additional light storage.

Outside, the rear garden is a manageable size and is fully enclosed, making it safe for children and pets. There is a paved patio and a neat lawn, ideal for a family barbecue with a timber shed for the mower and patio furniture. The garden can be accessed from patio doors off the lounge space.

GROUND FLOOR 27.94 sq. m.
(300.75 sq. ft.)



1ST FLOOR 27.94 sq. m.
(300.72 sq. ft.)



TOTAL FLOOR AREA: 55.88 sq. m. (601.47 sq. ft.) approx.
Whilst every effort has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other parts are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for guidance purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Floorplan 80019



the location...

The property is located on the outskirts of the thriving market town of Newton Abbot which offers a host of facilities including primary and secondary schools, an array of shops and supermarkets and a host of other facilities that you would expect to find in a town of this size. Newton Abbot has a main line Railway Station to London Paddington and offers easy access to the Devon Expressway and the M5.

Shopping

Late night pint of milk: One Stop 1.1 miles

Town centre: Newton Abbot 2.2 miles

City: Exeter 17.7 miles

Supermarket: Asda 1.8 miles

Relaxing

Beach: Teignmouth 8.2 miles

Park: On Ashburton Road 0.9 mile

Tennis court, dog walk, cycle route: Baker's Park 2.2 miles

Travel

Bus stop: Ashburton Road/Mile End Road 0.3 mile

Train station: Newton Abbot 2.7 miles

Main travel link: Penn Inn Roundabout A380 3.2 miles

Airport: Exeter 20.9 miles

Schools

Bradley Barton Primary School: 1 mile

Coombeshead Academy: 1.3 miles

Newton Abbot College: 1.5 miles

Please check Google maps for exact distances and travel times.

Property postcode: **TQ12 1GD**

Need a more complete picture? Get in touch with your local branch...

Tel **01626 362 246**
Email **newton@completeproperty.co.uk**
Web **completeproperty.co.uk**

Complete
79 Queen Street
Newton Abbot
TQ12 2AU

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how to get there...

From our Newton Abbot Office, continue on Queen Street, turn right onto Courtenay Street, Courtenay Street turns right and becomes Kingsteignton Road. Turn left onto Halcyon Road, at the cross-road traffic lights by Asda, turn right onto Highweek Street following signs for Bovey Tracey/Ashburton/Plymouth. Continue up the road and at the roundabout, take the 1st exit onto Ashburton Road, sign posted Ashburton/Highweek/Plymouth. Continue to follow for just over 1 mile, turn right onto Meadow Rise where the property can be found.

Our note. For clarification we have prepared these sales particulars as a general guide and have not carried out a detailed survey nor tested the services, appliances or fittings. Room sizes should not be relied upon for carpets or furnishings. If there are any important matters which are likely to affect your decision to buy, please contact us before viewing this property. These particulars, whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in the employment of Complete Property Services has the authority to make or give any representation or warranty in respect of the property.



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