



Tor Gardens, East Ogwell, Newton Abbot, Devon

£300,000 Freehold



SAMPLE MILLS & Co.



**Tor Gardens, East Ogwell,
Newton Devon, Devon**

£300,000 Freehold

A deceptively spacious 2 bedroom detached Bungalow occupying a level location in the sought after area of East Ogwell, providing easy access for all local facilities, and offers privacy and seclusion.

The accommodation internally comprises entrance vestibule, lounge, separate dining area, kitchen/breakfast room, 2 bedrooms, master with en-suite, and separate family bathroom.

Outside, there is ample off road parking to the side, a detached double garage, generous sized gardens to the rear laid mainly to lawn, with a small vegetable plot and a patio area.

The property has been built to a high specification, and viewing is highly recommended for those seeking a detached Bungalow in the sought after area of East Ogwell.

The property is sold with NO CHAIN.



Storm Porch

Hardwood door to:

Entrance Vestibule

Glazed door through to:

Lounge – 21’6” x 12’6” (6.55m x 3.81m)

Boxed bay cross beaded window looking over the front. Coving to ceiling. Two Radiators. Fireplace. Marble insert surround with hearth. Wooden surround. Electric fire. Arch through to:



Dining Area – 9’3” x 9’0” (2.82m x 2.74m)

Double glazed patio doors onto the rear garden. Radiator. Coving to ceiling. Glass door through to:



Kitchen/Breakfast Room – 16’3” x 8’3” (4.95m x 2.51m)

Incorporating a range of fitted base units with rolled edge worktop surface areas. Stainless steel drainer 1 ½ with mixer tap over. Partly tiled walls. Built-in induction hob. Range of wall mounted storage cupboards. Built-in double oven. Range of storage cupboards below and over. Pull-out larder. Storage cupboards to the side. French patio windows to the rear. Storage cupboard with consumer box and control panel for solar heating. UPVC cross beaded windows to the side, with piano window to the side as well. Plumbing for automatic washing machine and dishwasher. Space for fridge/freezer.

Inner Hallway off the lounge

Access to loft area. Airing cupboard with shelving. Thermostat control for oil central heating. Doors off to:



Master Bedroom – 10’1” x 9’2” (4.90m x 2.79m)

Cross beaded double glazed windows looking over the rear garden. Coving to ceiling. Radiator. Arch through to:

En-Suite

Built-in wardrobes with mirror fronted doors. Radiator and shelving. Wash-hand basin. Low level WC. Obscure glazed window to the rear. Coving to ceiling.



Bedroom 2 – 13’1” x 10’3” (3.99m x 3.12m)

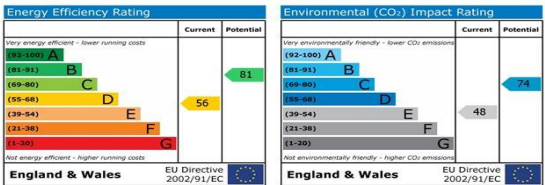
Double glazed cross beaded window looking over the excellent views at the front. Radiator. Built-in double wardrobes with mirror fronted sliding doors, hanging rails and shelving. Coving to ceiling.

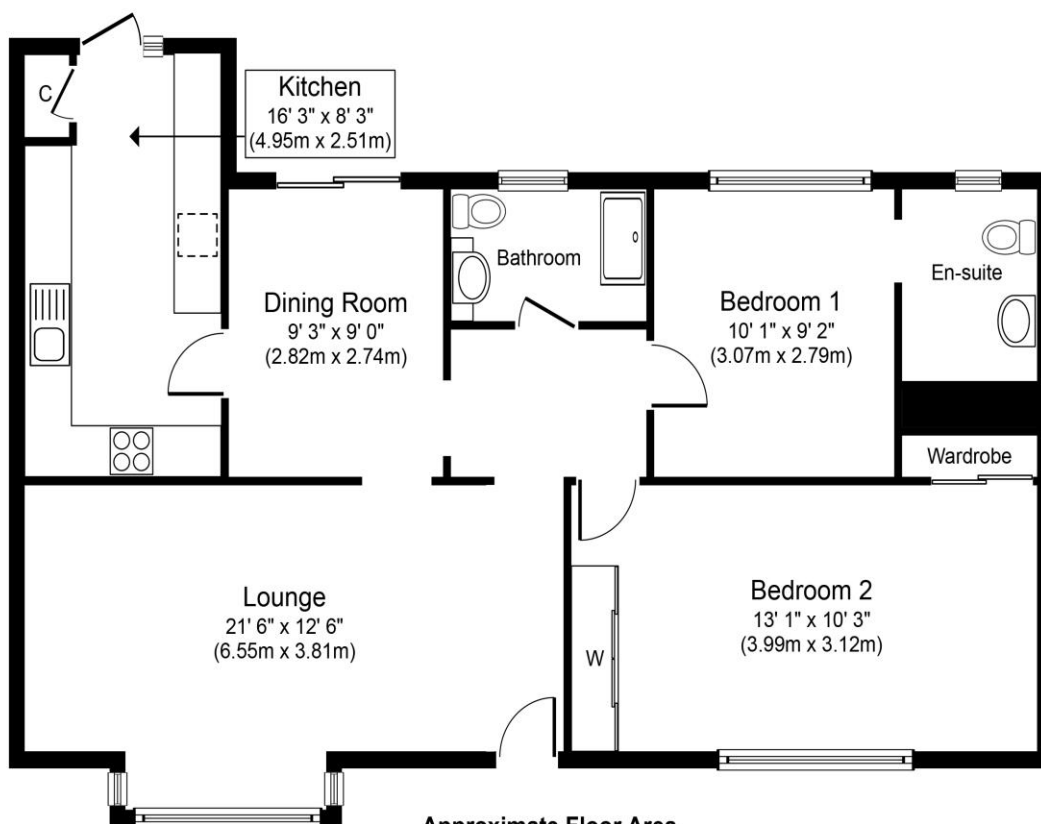
Bathroom

Comprising 3 piece suite. Shower cubicle, low level WC and wash-hand basin.

OUTSIDE

The property has tarmaced hard-standing to the front with parking for several cars. Path leading to the front door. Lawned garden with hedgerow surround. Mature trees and plants with Weeping Willow and conifers, making this an enclosed secure front garden. Further driveway past the wrought iron double gates leading to the double garage which has a pitched roof, up and over door, power and light. Greenhouse and potting shed. Patio area to the rear and steps up onto a level lawn garden, again which has a good range of mature trees, plants and shrubs, fish pond and ornaments. There is also a further vegetable plot at the end of the property, which has a walled surround area.





Approximate Floor Area
983 sq. ft.
(91.3 sq. m.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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