



- 🏠 Entrance hallway
- 🏠 Living room
- 🏠 Kitchen/breakfast room
- 🏠 Utility room
- 🏠 Three double bedrooms
- 🏠 Study
- 🏠 Family bathroom
- 🏠 Garage and driveway parking
- 🏠 Front and rear gardens
- 🏠 Village location

Our View “Detached bungalow with level lawned rear garden in popular village on the edge of Dartmoor”



This deceptively spacious three bedroom detached bungalow is situated in Liverton with pleasant gardens, driveway and garage.

The accommodation comprises the entrance hallway with original wooden flooring. A door leads to the living room which is bright and spacious with a large double glazed window to the front and features a delightful open fireplace. Double doors lead into the kitchen/breakfast room which comprises a range of matching wall and base level units with stainless steel mixer tap sink and drainer and space for a fridge/freezer, slimline dishwasher and cooker point. There is a double glazed window to the rear and continued wooden flooring from the hallway. From the kitchen you have access to the useful utility room with space and plumbing for a washing machine and tumble dryer. The utility room also houses the combination boiler and there is a double glazed window and door to the rear garden. Also from the kitchen you have access to a double bedroom with a double glazed window to the side which forms part of a garage conversion.

From the main hallway you have access to the other principal rooms including two double bedrooms, both with double glazed windows, a separate study and a good sized family bathroom with a suite comprising a low level flush WC, pedestal wash hand basin, corner bath with separate shower and two obscure double glazed windows to the rear.



Externally the property benefits from private and enclosed gardens. To the front gated access leads to a driveway with parking for one car and the garage. The pleasant front garden is laid to lawn bordered by an attractive assortment of flowerbeds with a pathway leading to the front entrance. To the rear you have a level lawned garden with a patio, ideal for outside dining, a wooden built storage shed, greenhouse and gated access at the side leading to a pathway and wood store.

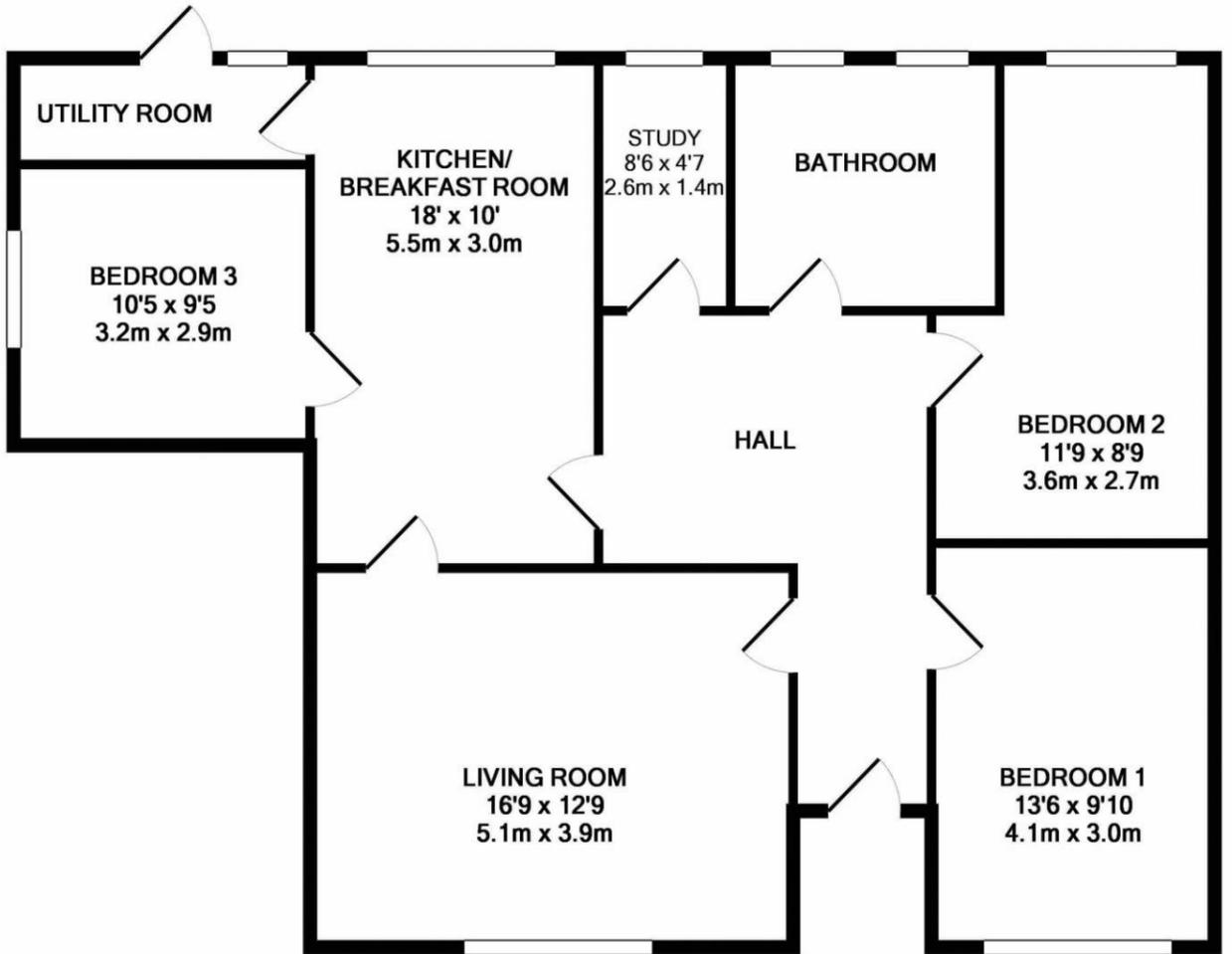
Summerhill Road is situated in popular Liverton, a village on the edge of Dartmoor National Park. The A38 is nearby and provides dual carriageway access to both Plymouth and Exeter and the motorway network beyond. Bovey Tracey is some 3 miles away and provides shopping facilities for day to day needs, whilst the market town of Newton Abbot, approximately 5 miles away providing a more comprehensive range of shops, superstores, schools, hospital and sporting facilities together with a rail station on the London (Paddington) - Plymouth main line.



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92-100) A	
(81-91) B	
(69-80) C	79
(55-68) D	61
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England, Scotland & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92-100) A	
(81-91) B	
(69-80) C	69
(55-68) D	
(39-54) E	48
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
England, Scotland & Wales	
EU Directive 2002/91/EC	

Notice These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property. References to the Tenure of the property are based on information supplied by the Sellers so Buyers should obtain verification from their Solicitor.



TOTAL APPROX. FLOOR AREA 1050 SQ.FT. (97.5 SQ.M.)
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