





20 Willow Walk, Crediton, EX17 1DD

Guide Price £270,000

Situated in a sought after edge of town development is this modern and beautifully presented three bedroom semi detached family home.

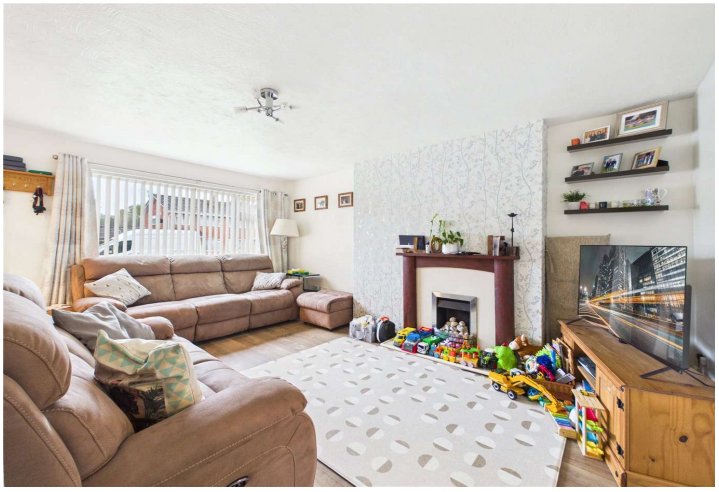
Winkworth

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Situated in a fantastic location on the edge of town but still close to local amenities including a supermarket, leisure centre and doctor's surgery, is this modern and well-presented three bedroom semi-detached family home.

Internally, the accommodation is presented in very good order throughout and briefly comprises a staircase entrance hall, light and airy sitting room and modern fitted kitchen / diner. On the first floor there are three bedrooms as well as a stylish and modern fitted bathroom. The property has benefited from new carpets and flooring throughout the bedrooms, stairway and sitting room, fitted in late 2024, while the loft was boarded between the eaves in 2025 to provide additional storage space

Outside the property enjoys a very generously proportioned and fully enclosed rear garden mostly laid to lawn with a paved area directly adjoining the property. There is also a useful utility room which has been added to the rear of the garage which offers space and plumbing for an automatic washing machine, inset stainless steel sink as well as ample cupboard and drawer space. To the front, the house is set back nicely from the road with a large driveway providing ample parking for 2 vehicles as well as a garage with up and over door as well as lighting and power.

Crediton is an ancient market town and civil parish located in the heart of the county. It is famed as the birthplace of St Boniface, the patron saint of Germany and Holland. The town has an active community with a town square which holds events, an array of independent retailers along the vibrant high street, several pubs and some real foodie treats with independent bakeries, coffee shops and delicatessens. The town has two supermarkets, two primary schools and a well-regarded secondary school. The town has active Rugby and Football clubs, as well as an excellent leisure centre with swimming pool and fitness facilities. The town is surrounded by glorious countryside providing plenty of walks and bike rides.

DIRECTIONS: Using the What3Words App, search timed.panthers.became

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SUMMARY

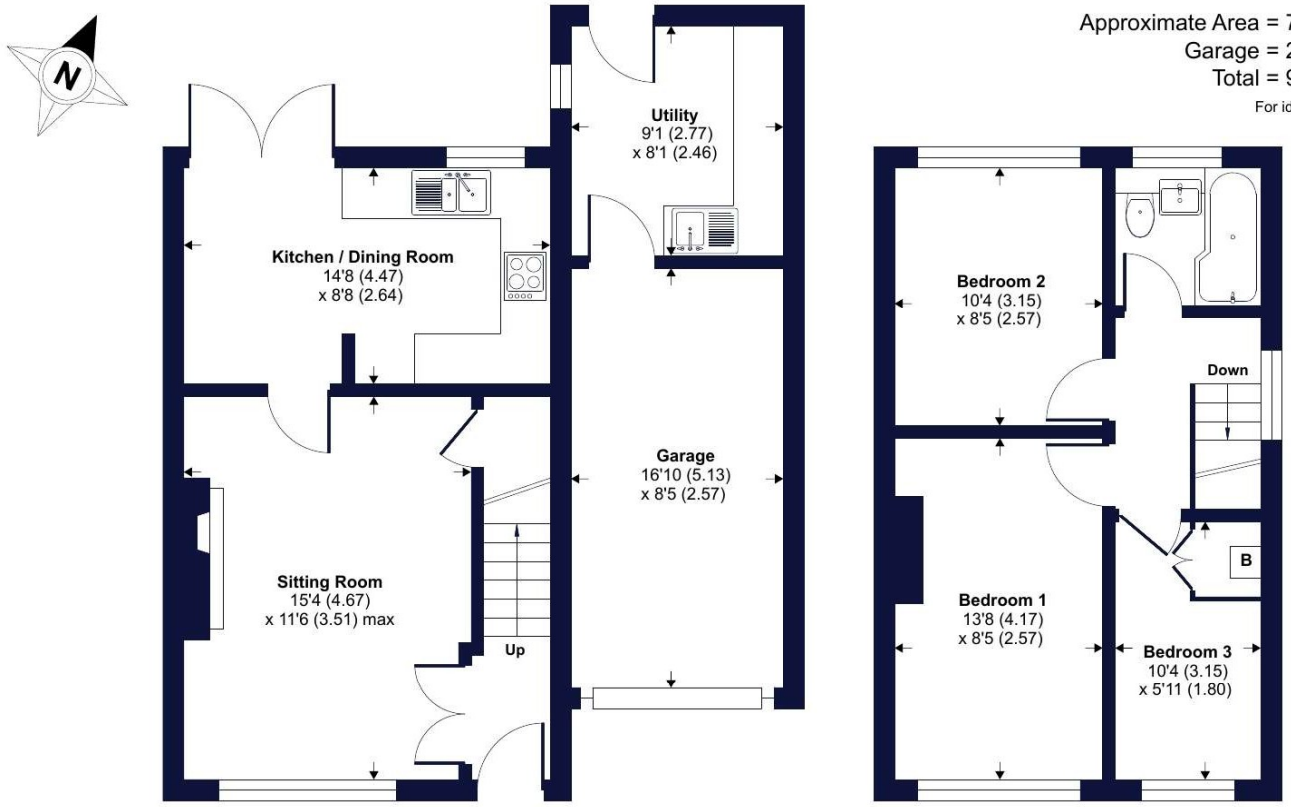
- Located in a popular residential area
- 3 bedroom family home
- Bright and well-presented accommodation
- Contemporary kitchen and family bathroom
- Generous enclosed rear garden
- Off street parking for 2 cars & garage

PROPERTY INFORMATION:

COUNCIL TAX: Band C
LOCAL AUTHORITY: Mid Devon Council
SERVICES: Mains electricity, water and gas.
DRAINAGE: Mains drainage
HEATING: Gas central heating.
BROADBAND: Broadband available
MOBILE SIGNAL: Good service, depending on provider
LISTED: No
TENURE: Freehold
CONSERVATION AREA: No
FLOOD RISK: Very Low

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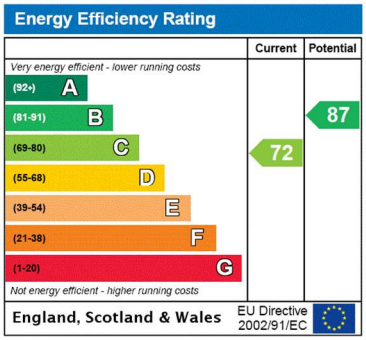
Approximate Area = 721 sq ft / 66.9 sq m
Garage = 225 sq ft / 20.9 sq m
Total = 946 sq ft / 87.8 sq m
For identification only - Not to scale



RICS Certified Property Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Winkworth. REF: 1054360

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