



1 Penton Close, Crediton, EX17 1BQ

Guide Price £350,000

Offered to the market with no onward chain, this property presents a rare opportunity to acquire a detached three-bedroom bungalow in a well-regarded and convenient part of Crediton. The property is c.100 years old with original doors and windows and enjoys a quiet position on a generous corner plot and is full of charm.

Winkworth

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The accommodation is well laid out and of good proportions, but would benefit from modernisation throughout. It has been priced accordingly, and offers huge potential for a buyer to update and improve to their own tastes.

This is a great opportunity for someone looking to take on a property with solid fundamentals and put their own stamp on it. With its lovely setting, strong kerb appeal, 1 Penton Close is a property not to be missed.

Inside, a central hallway gives access to all rooms. The living room is bright and opens out onto a veranda via French-style doors. There's a small brick fireplace with tiled mantle which adds a traditional touch to the space.

The property is well situated close to the town centre within easy reach of Crediton's shops, parks and amenities.

The kitchen has a selection of fitted units, granite-effect worktops, and a walk-in larder. Though dated in places, it is functional and offers a good starting point for refurbishment or extension.

From the High Street, turn left into Market Street and follow the road around past the town square. Continue past Crediton Park, then take the left turn at the mini roundabout followed by an immediate right onto Pounds Hill. Penton Close is just 50 metres ahead on the right-hand side.

There are three bedrooms, all of a comfortable size. The main bedroom includes a bay window and a fitted wardrobe; the second bedroom is a good size double, currently in use as an office, or could be used as a dining room depending on needs, while the third bedroom is another small double with a built in wardrobe.

PLEASE NOTE:

Our business is supervised by HMRC for anti-money laundering purposes. If you make an offer to purchase a property and your offer is successful, you will need to meet the approval requirements covered under the Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017. To satisfy our obligations we use an external company to undertake automated ID verification, AML compliance and source of funds checks. A charge of £25 is levied for each verification undertaken.

The bathroom comprises a white suite, including shower over the bath, WC, and pedestal basin.

Externally, the property sits on a large plot with lawns, mature shrubs, and flower beds. There is ample space around the bungalow, giving it a feeling of privacy as well as potential for future extension or development (subject to necessary permissions). A short driveway provides off-road parking, along with a single garage.

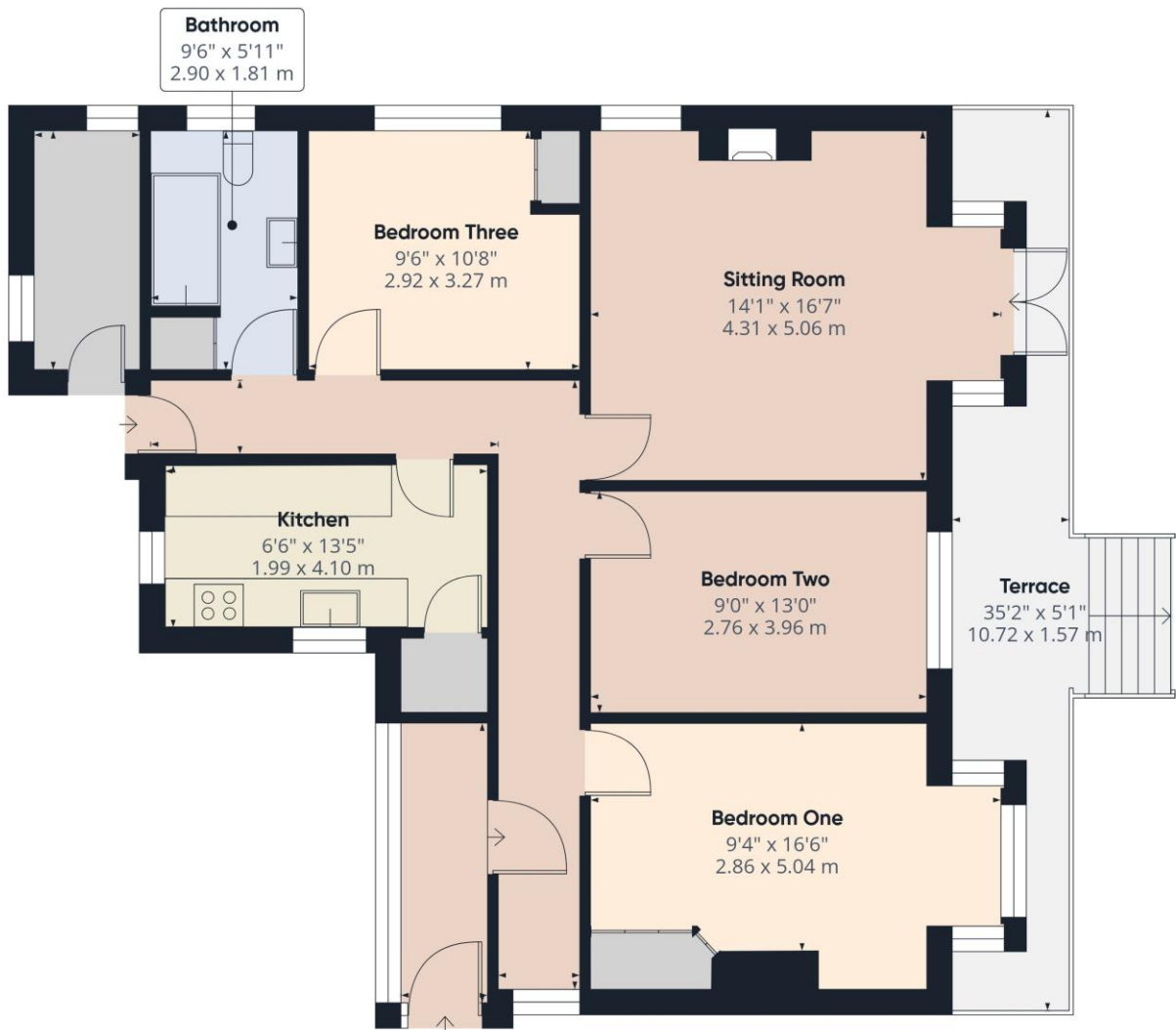


AT A GLANCE:

Detached Bungalow
Three Good Sized Bedrooms
Gas Central Heating
Occupying A Large Corner Plot With Potential To Develop
Single Garage & Parking
Offered With No Onward Chain
Sought After & Convenient Area

PROPERTY INFORMATION:

COUNCIL TAX: Band D
LOCAL AUTHORITY: Mid Devon
SERVICES: Mains Gas, Electric & Water
DRAINAGE: Mains Drainage
BROADBAND: Full Fibre Broadband Available
FTTP (Fibre to the Premises).
MOBILE SIGNAL: Good Coverage
HEATING: Gas Central Heating
LISTED: No
TENURE: Freehold
CONSERVATION AREA: No
FLOOD RISK: Very Low



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