Regency

ESTATE AGENTS









2 ASHPLANTS CLOSE, BIDEFORD, EX39 3PE £245,000

A three-bedroom semi-detached home in a quiet cul-de-sac on the popular Londonderry development. Offering driveway parking, single garage and private enclosed rear garden. Requiring some modernisation and offering excellent potential, the property is available with no onward chain.

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Situated within the highly popular Londonderry development, 2 Ashplants Close is a well-positioned three-bedroom semi-detached home occupying a quiet cul-de-sac setting. Offered to the market with no onward chain, the property presents an excellent opportunity for buyers looking to create a home to their own taste, with some modernisation required.

The accommodation begins with an entrance hall leading into the kitchen, which is fitted with a range of matching eye and base level units and provides space for a selection of freestanding appliances. A useful side door provides direct access to the outside.

Overlooking the rear garden is the spacious lounge/diner, offering plenty of room for both comfortable seating and a dining area. A feature fireplace creates a focal point to the room, while doors open directly onto the rear garden, providing a pleasant connection between the indoor and outdoor spaces.

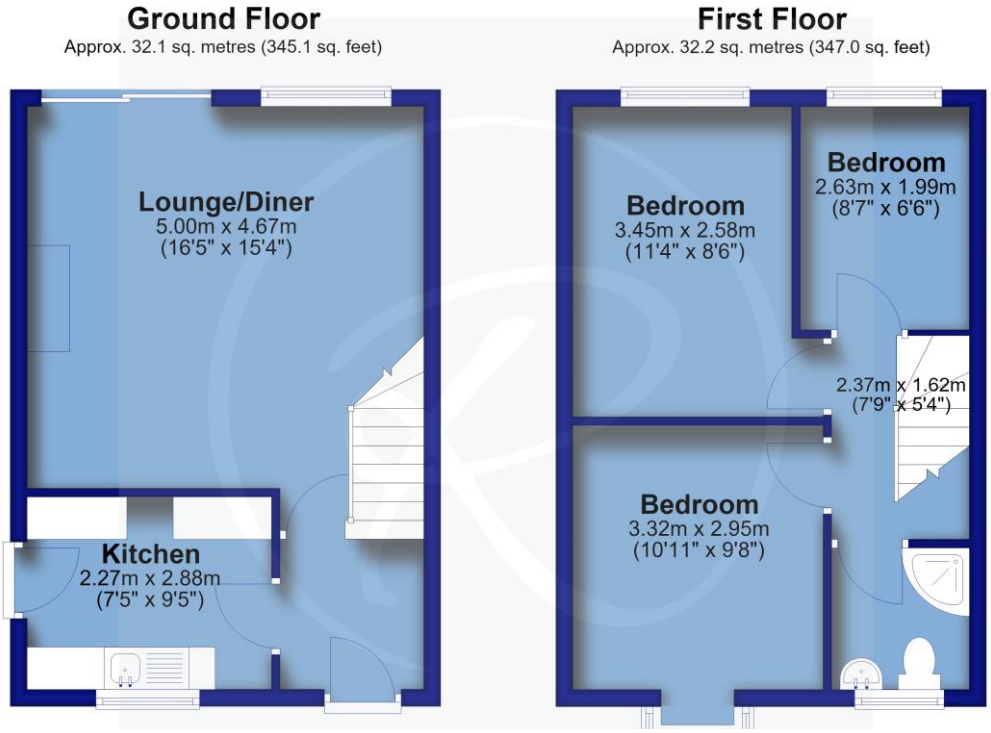
To the first floor are three bedrooms, offering flexible accommodation for families, guests or those requiring a home office. The bedrooms are served by a shower room, while the property benefits from double glazing and gas-fired central heating throughout.

Outside, a driveway provides off-road parking and access to a single garage.

The rear garden is private, fully enclosed and arranged with areas of lawn and patio, complemented by established shrubs, bushes and flower beds. Gated side access provides additional convenience, completing this well-located home with plenty of potential in a sought-after residential development.

Services: All mains services are connected
Energy Performance Certificate: D (66)
Council Tax: BAND B (£2,063.00 per annum)





For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. If there are any important matters which are likely to affect your decision to buy, please contact us before viewing the property. No responsibility can be accepted for any expenses incurred by any intending purchaser in inspecting properties which have been sold, let or withdrawn.

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