



- Period Terraced House
- No Onward Chain
- 2 Double Bedrooms
- 2 Reception Rooms
- Modern Kitchen & Bathroom
- Double Glazing & Gas Central Heating
- Charming Enclosed Rear Garden
- Convenient For Town Centre Amenities
- Viewing Highly Recommended
- Residential Permit Parking

Our View "With it's high ceilings and spacious rooms this will make a lovely home for those looking to buy their first property."

A charming and spacious, nicely appointed, deceptively spacious two bedroom terraced house, situated in a convenient location, close to the town centre, train station and transport links, offered with no onward chain.

Situated in the heart of Newton Abbot, this mature terraced property offers a perfect blend of modern amenities and period features, it's high ceilings provide spacious accommodation.

On approaching the property, you are set back from the road with a courtyard front garden to the front. The front doors takes you into the entrance porch, which in turn leads to the entrance hall with stairs to the first floor. The ground floor boasts two reception rooms, which have been opened up to create a spacious living area, ideal for entertaining guests or enjoying relaxing evenings at home. French doors lead into the conservatory/dining room.

The modern kitchen has a good range of wood effect wall and base level kitchen units with drawers, built in oven with gas hob above, integrated appliances include a dishwasher, washing machine and a fridge freezer. The kitchen opens into a conservatory, which provides additional living space and is currently used as a dining room. This area provides great additional space for dining and entertaining.

Upstairs, you will find two good size double bedrooms, both bright and airy. The family bathroom is again a good size comprising of a panelled bath, shower cubicle, wash hand basin and WC.

Outside, the charming level rear garden provides a peaceful retreat, perfect for enjoying a morning coffee or al fresco dining. The garden is laid to lawn with established flowers and bushes, bordered by a feature stone wall.

Parking, Fairfield Terrace operates a residents permit parking scheme, which can be purchased via Teignbridge District Council

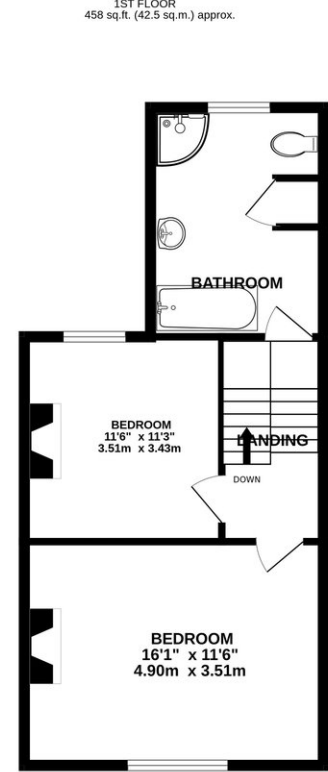
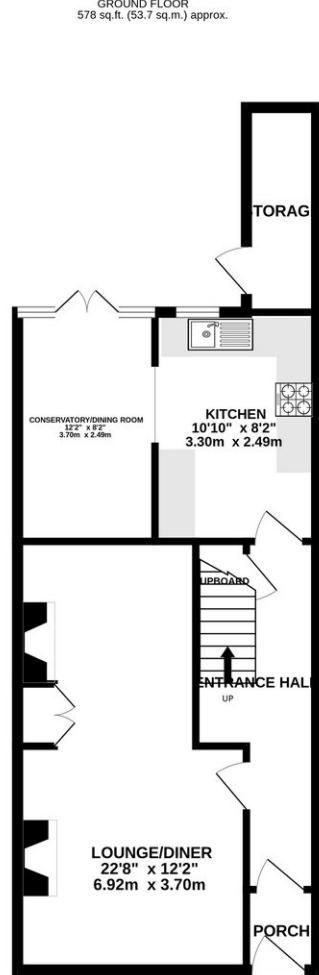
The property is conveniently located for town centre amenities, and transport links. Viewing is highly recommended to truly appreciate all this lovely home has to offer and how deceptively spacious it is.

Council Tax Band B for the period 01/04/2023 to 31/03/24 financial year is £1,814.91



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		80
(55-68) D	58	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		



TOTAL FLOOR AREA: 1036 sq. ft. (96.2 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan 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. 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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Intending purchasers should satisfy themselves, by inspection or otherwise as to the accuracy of the descriptions given and any floor plans shown are not to scale. All measurements, distances and areas listed are approximate and are given to provide a general impression and should not be relied upon for carpets etc. Fixtures, fittings, and other items are not included unless specified. Any services, heating systems, or appliances have not been tested and no warranty can be given or implied as to their working order. You are advised to check the availability of this property before travelling any distance to view. No employee of Woods has the authority to make or give any representation or warranty in respect of the property.
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Ref: WNA-18206556

Tenure: Freehold

01626 364900

Fairfield Terrace, Newton Abbot

£230,000

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