



Mead Close, Cullompton, EX15 1RT

This delightful 2-bedroom terraced property is situated in a popular residential area of Cullompton, offering a perfect blend of comfort and convenience.

Winkworth

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DESCRIPTION:

This modern two-bedroom home is tucked away in a peaceful cul-de-sac, just a short, level walk from the town's amenities. The ground floor features a welcoming entrance hall, a contemporary kitchen, and a spacious living room that opens onto the garden. Upstairs, you'll find two generously sized bedrooms and a stylish wet room. Outside, the property benefits from designated driveway parking for two vehicles, located a short distance from the house, and a surprisingly private, well-established rear garden. Early viewing is recommended for those seeking a great first home or a buy-to-let investment, as the property now requires a touch of TLC.

Conveniently situated about half a mile from the high street, with easy access to shops and supermarkets in the vibrant town of Cullompton, the area offers excellent local amenities. These include two primary schools, a secondary school, doctors' surgeries, a sports centre, community centre, library, and the popular Padbrook Park leisure centre. With the M5 running past the town, commuting is quick and easy, whether heading south to the Cathedral City of Exeter or north to Taunton, the County Town. The surrounding countryside is perfect for rural pursuits, with the nearby Blackdown Hills designated as an Area of Outstanding Natural Beauty. Additionally, the breathtaking Dartmoor and Exmoor National Parks, along with both the north and south Devon coastlines, are within easy driving distance.

OUTSIDE:

Council Tax: Band B - Mid Devon

Services: Mains water, Mains electric and Main Gas

Broadband: Super-Fast Broadband Available Within This Postcode, Fibre to the Cabinet.

Mobile Signal: You are likely to get good coverage.

Tenure: Freehold

Directions:-

Using the what3words app, search:-

arrives.permanent.text



AT A GLANCE:

**Terraced
Two Bedrooms
Lounge Area
Modern Kitchen
Cul-de-Sac Location
Wet Room
Private Garden
Parking for Two Cars
Close to Local Amenities**

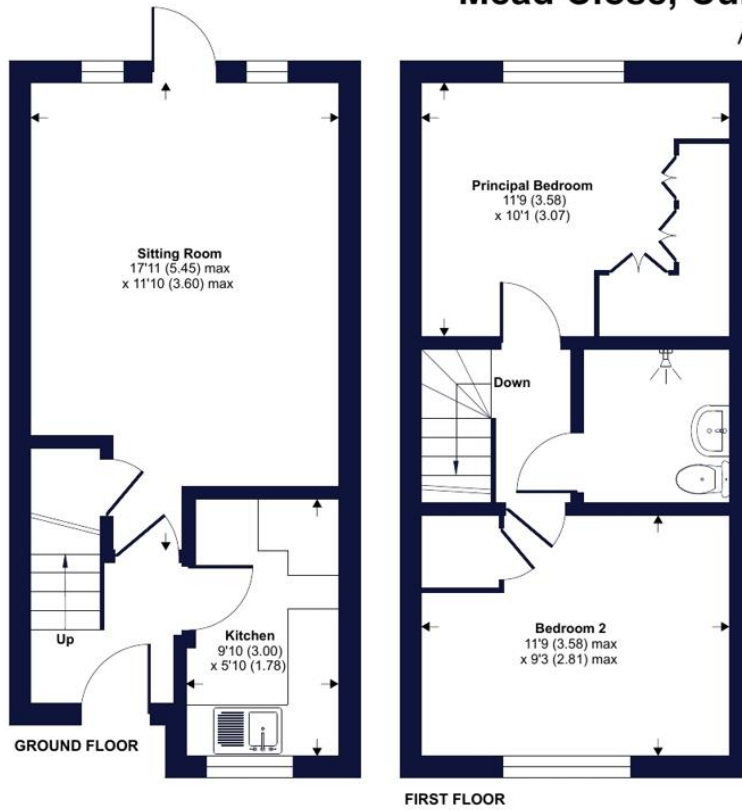
PROPERTY INFORMATION:

**Freehold
Council tax Band: B
Mains electric, gas, water and drainage.**

Mead Close, Cullompton, Devon, EX15

Approximate Area = 596 sq ft / 55.3 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Winkworth. REF: 1190810

Winkworth

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		89
(69-80)	C	70	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

NOTICE: Whilst every effort has been made to ensure the accuracy of these sales details, they are for guidance purposes only and prospective purchasers are advised to seek their own professional advice as well as to satisfy themselves by inspection or otherwise as to their correctness. No representation or warranty whatsoever is made in relation to this property by Winkworth or its employees nor do such sales details form part of any offer or contract.

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