



Redland Way, Cullompton, EX15 1GJ

Nestled in the charming town of Cullompton, this stunning five-bedroom detached home offers a rare blend of space, elegance, and modern convenience.

Winkworth

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INFORMATION:

This beautifully crafted, stone-finished five-bedroom family home spans three spacious floors, offering both style and comfort. Tastefully decorated throughout, the property exudes elegance, with its light-filled, airy rooms designed to create a welcoming and tranquil atmosphere. The highly adaptable layout makes it an ideal choice for a growing family or multi-family living arrangements.

On the ground floor, the inviting lounge provides a cozy space for relaxation, while the separate dining room is ideal for hosting formal dinners or family gatherings, creating a wonderful setting for memorable occasions. The spacious kitchen, complete with a breakfast area, is a bright and functional space that seamlessly blends practicality with charm, offering a relaxed spot for casual meals and morning coffee.

One of the standout features of this home is the convenience of having a bathroom on each of the three floors, ensuring ease of access and added comfort for family members and guests alike. This thoughtful arrangement enhances the home's suitability for busy family life, offering flexibility and convenience.

The property also boasts generously sized bedrooms, each providing ample space for rest and privacy. Whether you're accommodating a growing family or offering guests a comfortable stay, the well-proportioned bedrooms ensure everyone has their own personal retreat.

OUTSIDE:

The home benefits from private, south-facing landscaped gardens, providing an inviting outdoor space perfect for relaxation or entertaining. A double garage, along with double-width parking, ensures ample space for vehicles, enhancing convenience for residents and visitors alike.

Situated on the peaceful northwestern fringes of town, the property enjoys a prime location that balances tranquillity with accessibility. Modern features include energy-efficient UPVC windows, gas central heating, and cavity wall insulation, ensuring comfort and efficiency throughout the year.

This superb family home offers a perfect blend of practicality, flexibility, and aesthetic appeal, making it a highly recommended option for discerning buyers.

Council Tax: Band E - Mid Devon

Services: Mains Water, Mains Electric and Main Gas

Broadband: Ultrafast Full Fibre Broadband Available Within This Postcode, Fibre to the Premises.

Mobile Signal: You are likely to get limited coverage.

Tenure: Freehold

Directions:

Using the what3words app, search:-

palace.fizzy.pavilions



AT A GLANCE:

- Five Bedrooms**
- Detached**
- Off-Street Parking**
- Garage**
- Spread over Three Floors**
- South Facing Garden**
- WC on Each Floor**
- Generous Sized Bedrooms**
- Great Transport Links**

PROPERTY INFORMATION:

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

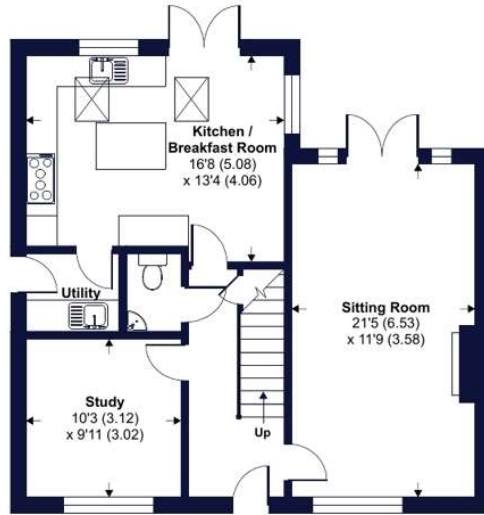
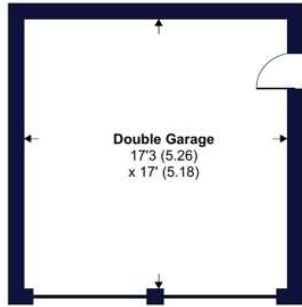
Redland Way, EX15

Approximate Area = 1364 sq ft / 126.7 sq m

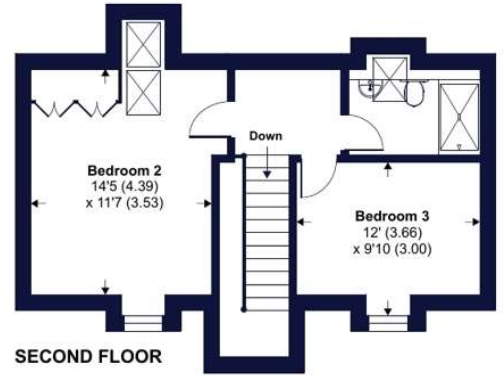
Garage = 295 sq ft / 27.4 sq m

Total = 1659 sq ft / 154.1 sq m

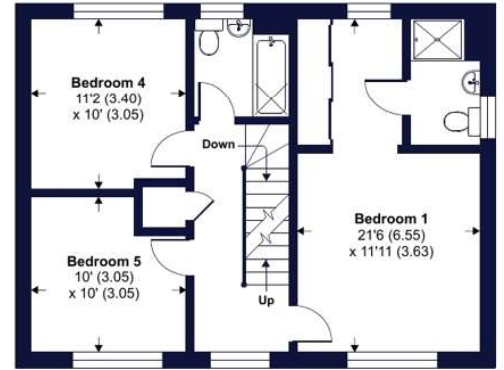
For identification only - Not to scale



GROUND FLOOR



SECOND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2024. Produced for Winkworth. REF: 1207758

Winkworth

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A	84	90
(81-91)	B		
(69-80)	C		
(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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