



Doone Way, Ilfracombe, Devon, EX34 8HR



Doone Way, Ilfracombe, Devon, EX34 8HR

Offers Over £300,000

The main entrance reveals the wonderfully renovated KITCHEN/LIVING ROOM space, which has a modern feel. The room benefits from a double-glazed window facing the REAR GARDEN. During renovations, the wall has been knocked through to create a beautiful, OPEN PLAN area with large bi-fold doors helping to keep the room bright and airy throughout. The KITCHEN has a sink basin, plenty of worktop area, eye-level cupboard space and integrated base level units - not to mention wonderful feature tiling work. A door from this room leads to the main hallway, with entrances to both of the BEDROOMS, storage cupboards and the FAMILY BATHROOM.

Two doors in the main hallway lead to the MASTER and SECOND BEDROOMS. The MASTER BEDROOM is bright and inviting, benefitting from a front aspect double glazed window with built-in cupboard storage. BEDROOM 2 is a well-proportioned double room and again is newly renovated to create a welcoming and warm space, also benefitting from a front facing double glazed window and built-in storage. The FAMILY BATHROOM is another room benefitting from the renovations, part of an original hallway was swallowed by this room to make it larger and now features a double glazed window keeping it bright, decorated to a wonderful standard. The modern bathroom suite comprises of bath tub, separate shower cubicle, low level W/C and wash hand basin.

OUTSIDE, the property benefits from a stone DRIVEWAY leading to the GARAGE with up and over door with side access to the property and onto the rear garden. To the rear, a manageable, bright REAR GARDEN is a mix of lawn, shrubs and neat paving making for an incredibly peaceful, low maintenance outside space looking out towards the Cairn & Torrs to the rear of the property, offering a high degree of privacy, great views and a wonderful pond.

**** AVAILABLE WITH NO ONWARD CHAIN ****

Doone Way, Ilfracombe, Devon, EX34 8HR

Detached 2 Bedroom Bungalow
Quiet Cul De Sac With View Of Cairn And Torrs
Renovated Throughout To Offer Open Plan Living Space
Large Plot Offers Scope To Extend Subject To Necessary Planning Consents
Bright And Spacious Kitchen/Living Area
Master Bedroom
Further Double Bedroom
Family Bathroom
Bright Rear Garden With Views
Garage And Off Street Parking
Available With No Onward Chain



Kitchen

3.29m x 2.59m (10' 10" x 8' 6")

Lounge/Diner

5.25m x 3.49m (17' 3" x 11' 5")

Bedroom One

3.92m x 3.00m (12' 10" x 9' 10")

Bedroom Two

3.13m x 2.99m (10' 3" x 9' 10")

Bathroom

Outside

The property benefits from a stone driveway leading to the single garage with side access to the property and onto the rear garden. To the rear, a manageable, bright rear garden is a mix of lawn, shrubs and neat paving making for an incredibly peaceful, low maintenance outside space looking out towards the Cairn & Torrs to the rear of the property, offering a high degree of privacy, great views and a wonderful pond.

Single Garage

With up and over door.

Agent's Note

The property is of a steel frame construction.

SERVICES

Services: We understand all mains services are connected.

Council Tax Band: C.

Please note: Council Tax bandings can be reassessed after a change of ownership. For further information please contact the local authority.

EPC Energy Rating: E.

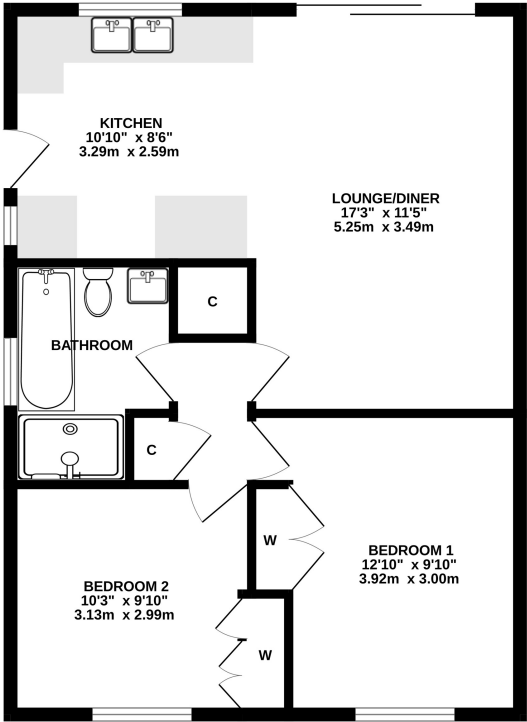
DIRECTIONS

For directions to the property, follow Sat Nav EX34 8HR.

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GROUND FLOOR



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