



Tews Lane, Bickington, Barnstaple, Devon, EX31 2JU



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Asking Price £275,000

Offered For Sale on behalf of the Executors, Mount Kenya is a MATURE DETACHED BUNGALOW, probably built in the 1930's. It benefits from up to date gas fired central heating and adaptable 3 BEDROOMED, 2 RECEPTION ROOMED accommodation that could, subject to the necessary regulations be extended into the full length and fully boarded roof space.

Tews Lane is a no through road in the centre of the village of Bickington, which is only 2 miles from Barnstaple, the regional centre of North Devon. Within a level walk of the property is a primary school, restaurant/pub and post office/general store and the renowned number 21 bus service connects to the estuary side village of Instow (4 miles) and Bideford (7 miles).

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Immediate Possession Available

No Ongoing Chain

18' Living Room, Front Sitting Room

10' Kitchen

2 Double And 1 Single Bedrooms

Shower Room

Large Roof Space With Ample Eaves Height

Mature Level Gardens At Front And Rear

Large Detached Garage And Driveway

Centre Of Village Location



Entrance Hallway

Sitting Room

11' 6" x 11' 2" (3.51m x 3.40m)

Living Room

11' 2" x 18' 1" (3.40m x 5.51m)

Kitchen

9' 10" x 8' 10" (3.00m x 2.69m)

Bedroom One

11' 2" x 11' 2" (3.40m x 3.40m)

Bedroom Two

8' 10" x 11' 6" (2.69m x 3.51m)

Bedroom Three

11' 2" x 6' 11" (3.40m x 2.11m)

Bathroom

Outside

To the front, the property is accessed via gates where there is a lawned area with sunny aspect. Driveway with parking for a least 3 vehicles leading to the large DETACHED GARAGE. The rear garden, is mainly laid to lawn with a attractive paved area for seating and an array of plants and bushes with natural hedge bordering the property.

SERVICES

Services: We understand all mains services are connected.

Council Tax Band: D.

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

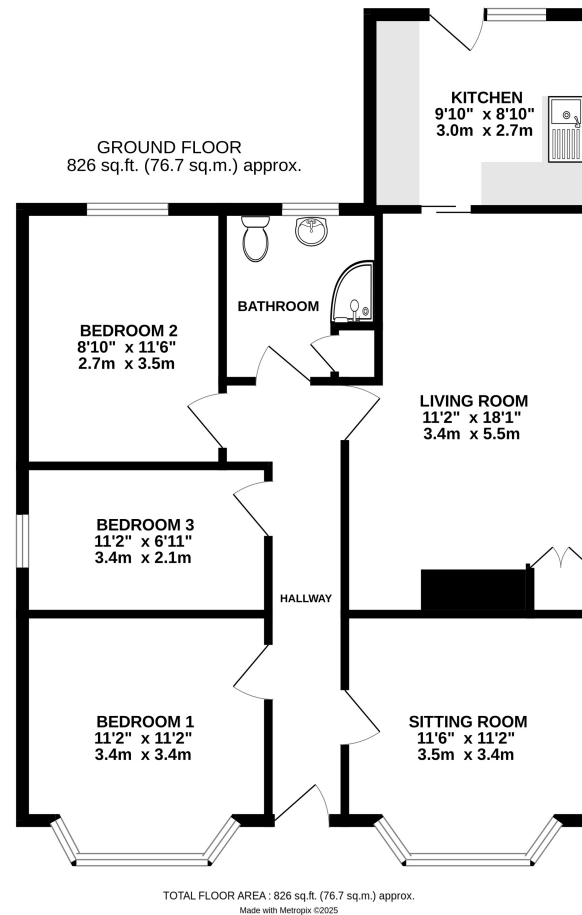
EPC Energy Rating: D.

DIRECTIONS

To locate the property, follow Sat Nav EX31 2JU.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		82
(81-91) B		
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		



