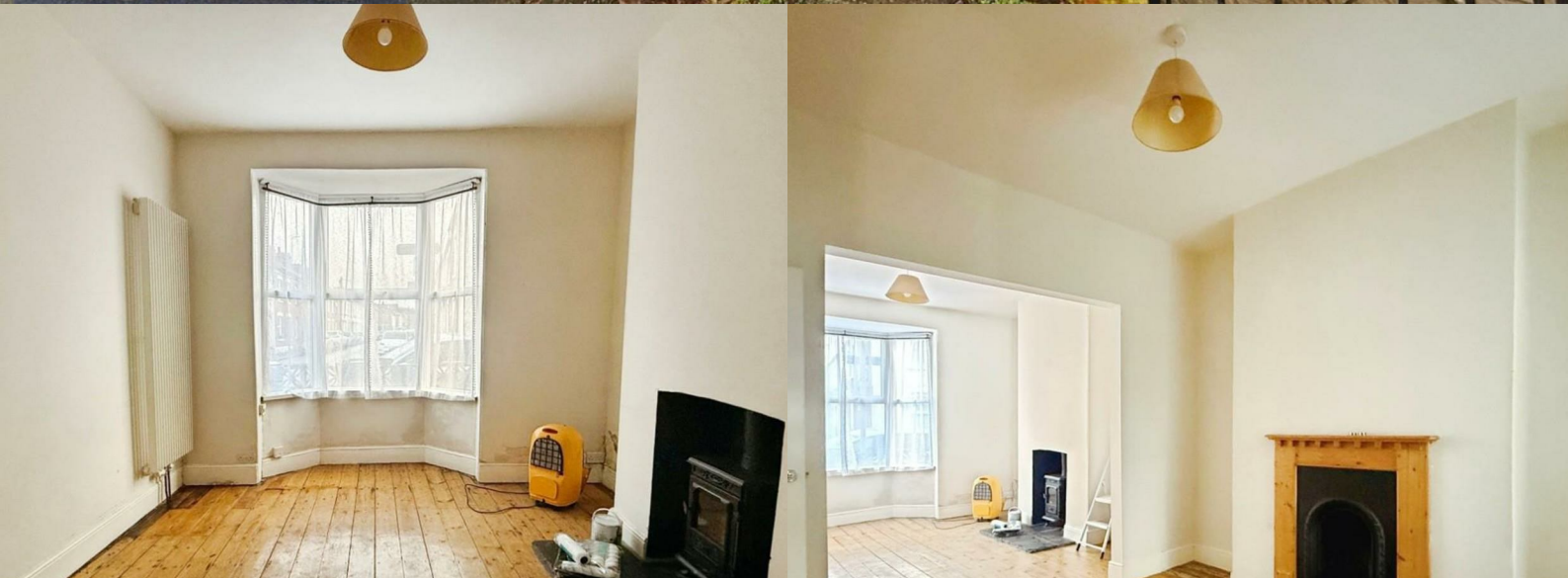


# HUNTERS®

HERE TO GET *you* THERE



School Road

, Exeter, EX2 9AF

£1,350 Per Month

3 1 2 C

Council Tax: B



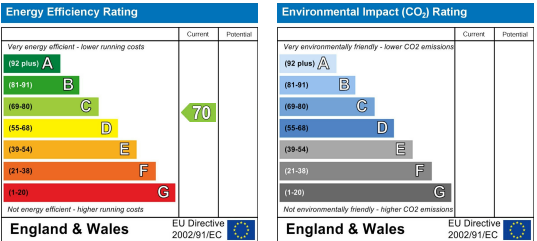
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Hunters Exeter Lettings Office on 01392 340130 if you wish to arrange a viewing appointment for this property or require further information.

- 3 spacious bedrooms
- Neutral decor throughout
- Mid-terrace house
- Lovely garden space
- Close to city centre
- Recently refurbished kitchen
- 2 cosy reception rooms
- Charming 1930s build
- On-street parking available
- St Thomas location



Nestled on School Road in the charming area of St Thomas, Exeter, this delightful mid-terrace house offers a perfect blend of comfort and modern living. Built in 1930, the property has been thoughtfully refurbished to meet contemporary standards while retaining its character.

Spanning an impressive 969 square feet, this home features two inviting reception rooms, providing ample space for relaxation and entertaining. The three well-proportioned bedrooms are ideal for families or those seeking extra space for guests or a home office. The bathroom is conveniently located, ensuring practicality for everyday living.

One of the standout features of this property is the recently refurbished kitchen, which boasts modern fittings and a neutral decor that creates a bright and airy atmosphere. This space is perfect for culinary enthusiasts and family gatherings alike.

Outside, the property benefits from a lovely garden, offering a tranquil retreat for outdoor enjoyment. On-street parking is available, adding to the convenience of this well-located home.

Situated close to the city centre, residents will enjoy easy access to a variety of shops, restaurants, and local amenities, making it an ideal choice for those who appreciate urban living with a touch of suburban charm. This property is a wonderful opportunity for anyone looking to settle in a vibrant community while enjoying the comforts of a beautifully maintained home.

MATERIAL INFORMATION

- Tenure:
- Lease Years Remaining:
- Annual Ground Rent:
- Review Period:
- Review Increase:
- Service Charge:
- Shared Ownership:
- Ownership Share:

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.