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HERE TO GET *you* THERE



Hutchings Drive

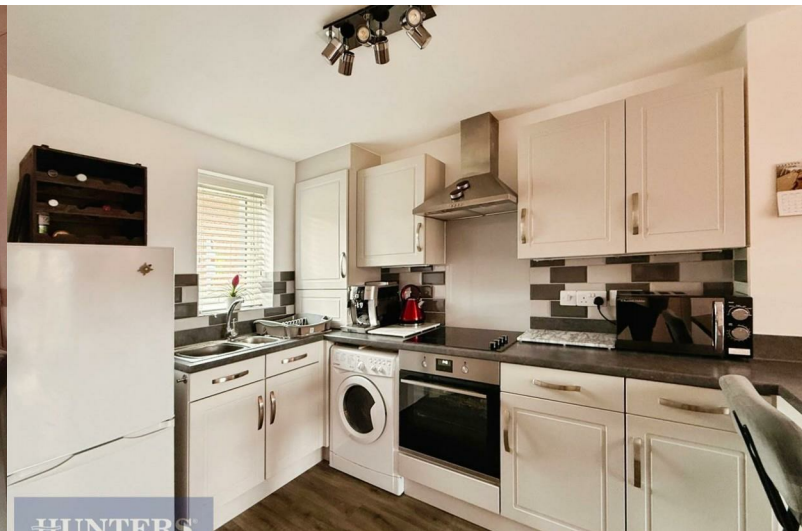
Tithebarn, Exeter, EX1 3UQ

Asking Price £230,000

2 1 1

Council Tax: B





31 Hutchings Drive

Tithebarn, Exeter, EX1 3UQ

Asking Price £230,000







Ground Floor

From the front door you are greeted by stairs that lead to the first floor and a door that leads to the open plan Kitchen/Living/Dining space, there is an area specific to relaxing and entertaining, whilst the kitchen area is sleek, modern and contemporary with spaces for all appliances are such as a fridge freezer, washing machine, dish washer, there is a built in induction hob, oven and extractor. there is also a breakfast bar giving you a space to eat and entertain, there is a door to the WC and double doors giving access to the rear garden.

First Floor

On the first floor, the property boasts two double bedrooms and a family bathroom, the front bedroom potentially being the master has two windows allowing lots of light in and is of good proportions, benefitting from a built in cupboard and built in wardrobes, the bedroom to the rear is also a good size so there shouldn't be any compromises made, the rooms are neutrally decorated and modern.

Outside

To the front of the property is a cute little garden breaching the gap between the front of the house and the public walk way giving you an area for planting, it is enclosed, to the rear of the property is a good sized landscaped garden, ideal for entertaining and relaxing, there is a patio area an area laid to lawn and mature shrubs, the garden is full enclosed by a wooden fence, there is also allocated parking and an EV charger.

- CONTEMPORARY
- LIGHT AND BRIGHT
- COMPLETE CHAIN
- SLEEK AND MODERN
- PRIVATE PARKING
- EV CHARGER
- TWO DOUBLE BEDROOMS
- BEAUTIFUL, TURN KEY READY



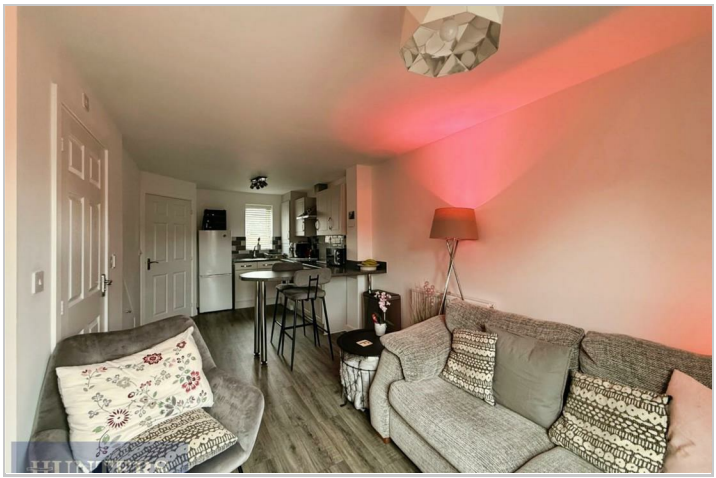
Welcome to this sleek and modern property located on Hutchings Drive in the desirable area of Tithebarn. This contemporary home boasts two spacious double bedrooms, making it an ideal choice for couples, small families, or those seeking a comfortable space to call their own.

As you enter, you will be greeted by a well-appointed reception room that is neutrally decorated, allowing you to easily personalise the space to your taste. The property is turnkey ready, meaning you can move in without the hassle of renovations or extensive decorating. The bathroom is modern and functional, catering to all your daily needs.

One of the standout features of this home is the beautifully landscaped garden, perfect for enjoying the outdoors or entertaining guests. The property also benefits from private parking, which is a valuable asset in this area, and an electric vehicle charger, catering to the needs of modern living.

Situated in a great location, this property offers excellent transport links, making commuting a breeze. Additionally, you will find a variety of local amenities just a stone's throw away, ensuring that everything you need is within easy reach.

This property is part of a complete chain, providing a smooth transition for prospective buyers. With its combination of modern features, convenient location, and attractive outdoor space, this home is a fantastic opportunity not to be missed. We invite you to come and see for yourself the potential this property holds.









Road Map



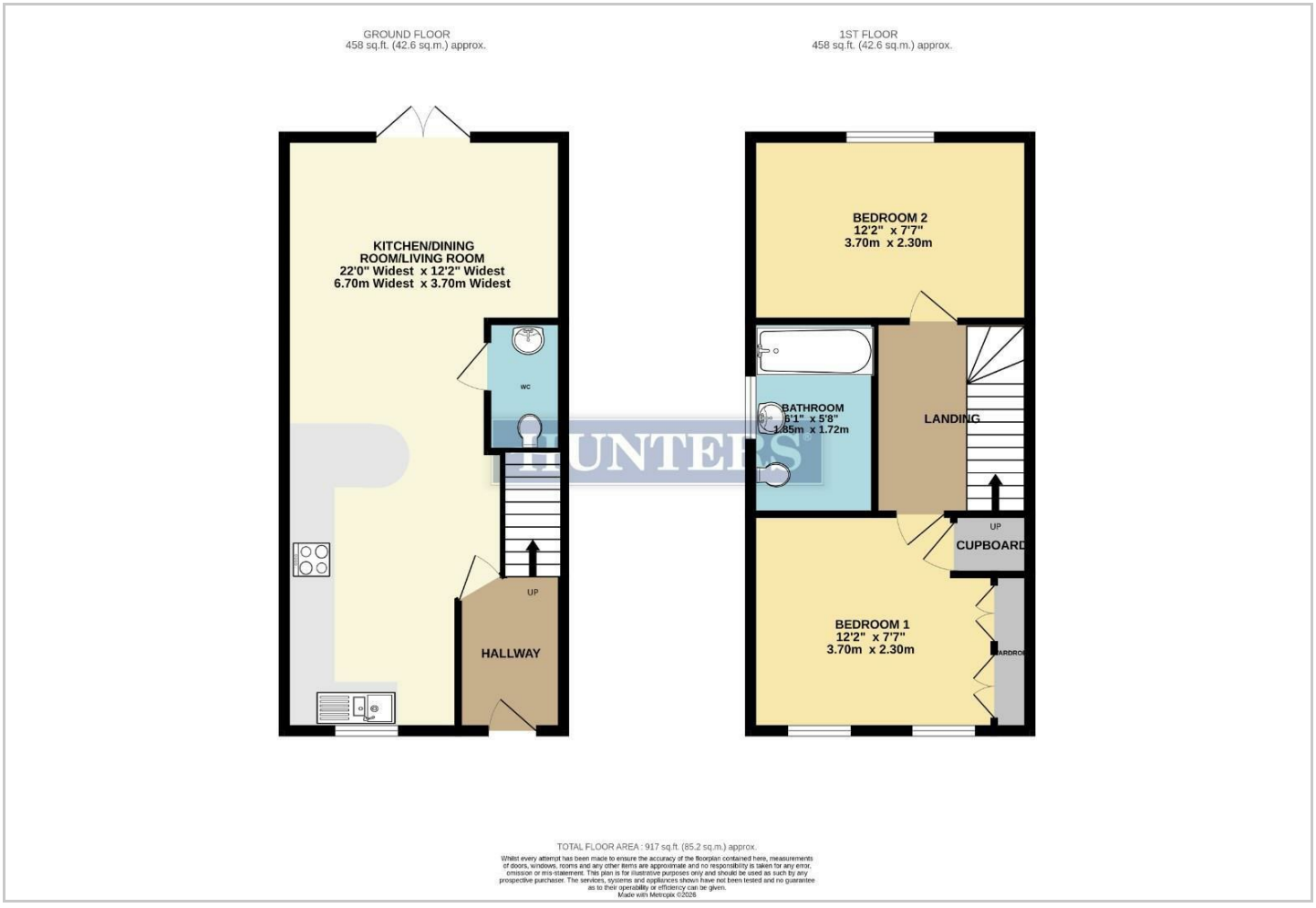
Hybrid Map



Terrain Map



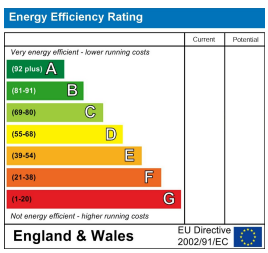
Floor Plan

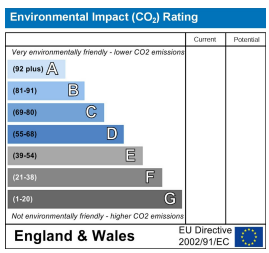


Viewing

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

Energy Efficiency Graph





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.

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