



Bond
Oxborough
Phillips

Changing Lifestyles

37 Jordan Close
Barnstaple
Devon
EX32 9DN

Guide Price: £250,000 Freehold



Changing Lifestyles

01271 371 234
barnstaple@boproperty.com

37 Jordan Close, Barnstaple, Devon, EX32 9DN

AN IMMACULATELY PRESENTED PROPERTY



- 3 Bedrooms

- Lovely, dual aspect Lounge / Diner overlooking the garden

- Newly fitted modern Kitchen

- First Floor Bathroom

- Lovely, low-maintenance sunny rear garden

- Allocated parking space

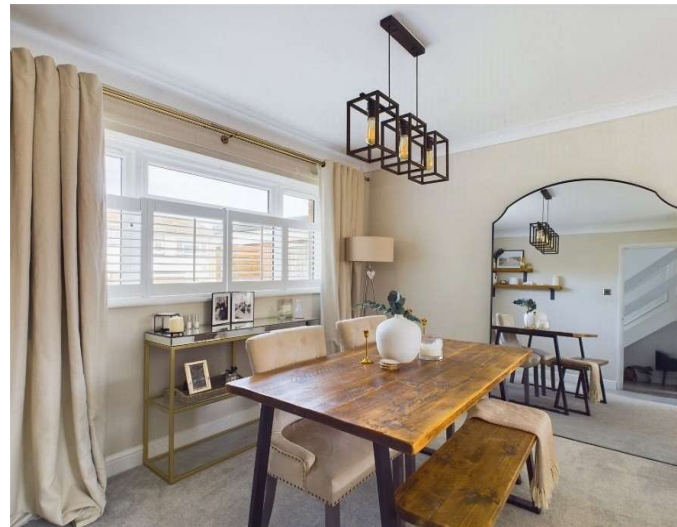
- Located in the popular residential area of Newport



The property is conveniently situated close to the local amenities within Newport including shops, convenience stores, schools, a medical centre and pub.

Barnstaple Town Centre is within easy driving distance and offers a range of high street shops, banks and leisure facilities.

The North Devon Link Road is convenient, a bus service and a branch railway line links Barnstaple with Exeter St. David's and Exeter Central.



Changing Lifestyles

01271 371 234
barnstaple@boproperty.com

37 Jordan Close, Barnstaple, Devon, EX32 9DN

Located in the popular and sought after area of Newport is this immaculately presented terraced property offering a fantastic home ready for immediate move-in. Boasting a beautifully presented interior, this property is equipped with 3 spacious Bedrooms, a modern Kitchen and a comfortable dual aspect Lounge / Diner.

Internally, you are greeted by a spacious Porch / Utility leading through to the welcoming Entrance Hall. A lovely, dual aspect Lounge / Diner offers an open-plan layout with a lovely view on to the garden. The Kitchen has recently been refurbished with integrated appliances, including a dishwasher, washing machine and fridge / freezer.

Upstairs, the 2 spacious double Bedrooms both benefit from an abundance of natural light whilst the third Bedroom is well-proportioned, offering versatility for use as a home office, nursery or guest room. The Bathroom has been newly refurbished and the design and fixtures offer a blend of comfort and modern style.

Outside, the property benefits from a lovely, low-maintenance sunny rear garden which is a great space for entertaining or for enjoying a quiet afternoon in the sun. The rear garden also provides access through to the parking space found at the rear of the property.

Entrance Porch

UPVC double glazed front entrance door. UPVC double glazed window. Utility space. Power points, luxury vinyl tiled flooring.

Entrance Hall

Stairs rising to first Floor. Understairs storage space. Radiator, luxury vinyl tiled flooring.

Lounge / Diner

A dual aspect room with UPVC double glazed windows to front and rear elevations. Power points, TV point, 2 radiators, fitted carpet.

Kitchen

A newly fitted modern Kitchen with base units, work surfaces and stainless steel sink with mixer tap over and tiled splashbacking. Built-in 4-ring gas hob, electric oven and microwave. Integrated fridge / freezer, dishwasher and washing machine. Luxury vinyl tiled flooring. UPVC double glazed door and windows to sunny rear garden.

First Floor Landing

Hatch access to loft space. Built-in storage cupboard housing newly fitted gas fired combination boiler.

Bedroom 1

A spacious and light Bedroom with UPVC double glazed window overlooking the sunny rear garden. Radiator, power points, TV point, fitted carpet.

Changing Lifestyles

Bedroom 2

A light and large double Bedroom with UPVC double glazed window to front elevation. Radiator, power points, fitted carpet.

Bedroom 3

A well-proportioned single Bedroom / Home Office with UPVC double glazed window to front elevation. Radiator, power points, fitted carpet.

Bathroom

3-piece white suite comprising 'P' shape bath with shower attachment over and combination vanity wash hand basin and WC. Tiled splashbacking, radiator, luxury vinyl tiled flooring. 2 UPVC double glazed obscure windows.

Outside

To the front of the property is a low-maintenance garden area.

To the rear of the property is a lovely, low-maintenance suntrap garden with a patio space being ideal for al fresco dining. There is an artificial lawn and raised flower beds. A gate leads to the allocated parking space.

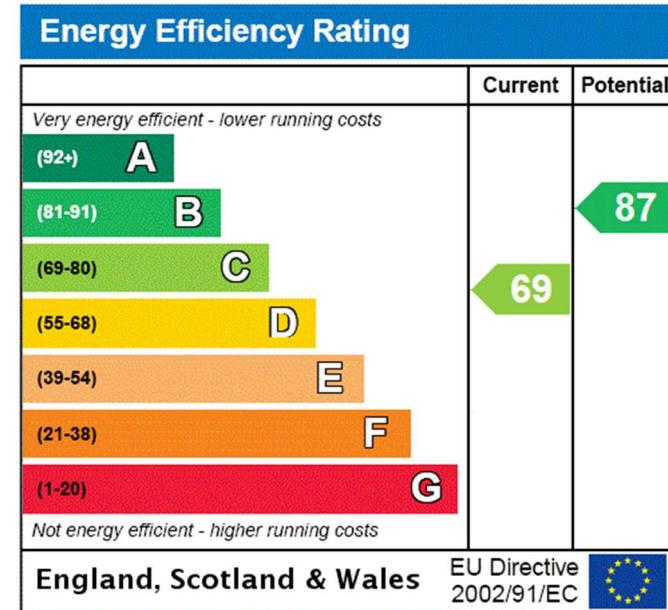
Council Tax Band

B - North Devon Council



Have a property to sell or let?

If you are considering selling or letting your home, please contact us today on 01271 371 234 to speak with one of our expert team who will be able to provide you with a free valuation of your home.



Directions

From our Office on Boutport Street proceed up Bear Street and turn right at the traffic lights onto Alexandra Road. At the roundabout, take the first exit onto Barbican Road. At the next roundabout, take the first exit onto Victoria Road. At the next roundabout, take the second exit onto Hollowtree Road. At the traffic lights, turn left onto Landkey Road. Take the fourth left hand turning onto St John's Lane and continue to the bottom to where Jordan Close will be found on your right hand side. Number 37 will be found within the third row of houses on your right hand side.

We have the facility to refer purchasers and vendors to conveyancing, mortgage advisors and Surveyors. It is your decision if you choose to deal with any of these companies however should you choose to use them we would receive a referral fee from them for recommending you. We will receive a referral fee between £50 - £300 depending on the company & individual circumstances. We have carefully selected these associates for the quality of their work and customer service levels.

Consumer Protection Regulations: We have not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. References to the Tenure of a Property are based on information supplied by the seller. We have not had sight of the Title Documents. A buyer is advised to obtain verification from their solicitor or surveyor. Floorplans shown are for guidance only and should not be relied upon. Items shown in photographs are NOT included unless specifically mentioned within these details. They may however be able by separate negotiation. You are advised to check the availability of this property before travelling any distance to view. Particulars are produced in good faith to the best of our knowledge and are set out as a general guide only.