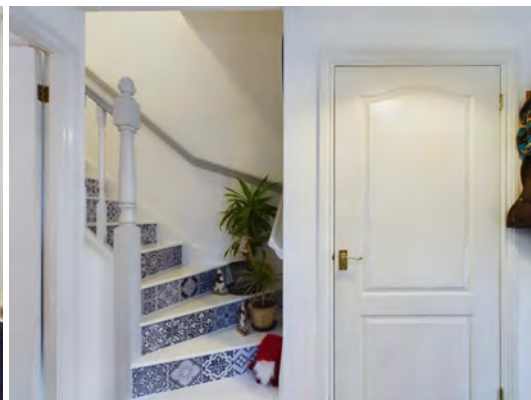


31 Luxmoore Way
Okehampton
EX20 1UL



Guide Price - £230,000



Changing Lifestyles

01837 500600

31 Luxmoore Way, Okehampton, EX20 1UL.



A well-maintained three-bedroom semi-detached home, offering a spacious living area, private garden, garage with driveway, and excellent access to Okehampton's amenities and transport links...

- Well-Maintained Three-Bedroom Home
- Spacious Living Room / Dining Area
- Modern Kitchen with Appliances
- Downstairs Cloakroom
- Private Enclosed Rear Garden
- Single Garage & Driveway
- Quiet Cul-De-Sac Location
- Close to Local Amenities
- Easy Access to A30
- Flogas Combi Boiler Central Heating
- Ultrafast Fibre Broadband
- Council Tax Band - C
- EPC - C



Are you searching for a well-maintained family home in a desirable location with excellent access to transport links and all the amenities Okehampton has to offer?

Welcome to 31 Luxmoore Way, a three-bedroom semi-detached house set in a peaceful cul-de-sac on the eastern side of town. Perfectly positioned for commuters, the property offers a single garage with a driveway in front and a private, enclosed rear garden providing a secure outdoor space ideal for family life.

Upon entering, you are welcomed by a spacious hallway with wood laminate flooring, leading to a convenient downstairs cloakroom. To your left, the kitchen is thoughtfully designed with a range of wall and floor units, a roll-top work surface, and integrated appliances, creating an efficient space for family cooking. The kitchen is well-equipped to handle everyday needs, with plenty of storage and room for meal prep, making it a great space for the home cook.

The living room/dining area is a generous, light-filled space. Sliding patio doors bring natural light into the room and provide easy access to the enclosed rear garden. This room is the perfect spot for both relaxing and family gatherings, with ample space for comfortable seating and a dining area. The wood laminate flooring enhances the sense of space and offers easy maintenance, while the understairs cupboard provides practical storage.

Upstairs, the three bedrooms offer comfortable living spaces for all the family's needs. The main bedroom benefits from views over the rear garden and surrounding area, creating a peaceful space to drift off in the evenings. The family bathroom is fitted with a modern walk-in shower with aqua panelling, offering a stylish and low-maintenance solution for easy cleaning.

The private rear garden is a peaceful retreat, mostly laid to lawn, with a patio area and established shrubs. It's a fantastic space for relaxing or for children to play. A side gate provides convenient access to the front of the property, where the driveway offers parking for two vehicles. The garage, accessible from both the front and the garden, is equipped with power and lighting, making it ideal for additional storage or as a workshop.



Changing Lifestyles

Nestled on the northern edge of Dartmoor, Okehampton is a charming Devon market town that combines rural beauty with modern conveniences. Known as the "Gateway to Dartmoor," Okehampton offers a vibrant community atmosphere surrounded by rugged moorland and scenic countryside, perfect for nature lovers and outdoor enthusiasts.

The town itself boasts a range of amenities, including independent shops, cafes, and a historic market, as well as larger supermarkets and leisure facilities. The nearby Dartmoor National Park provides endless opportunities for hiking, cycling, and exploring, with stunning views and a wealth of wildlife.

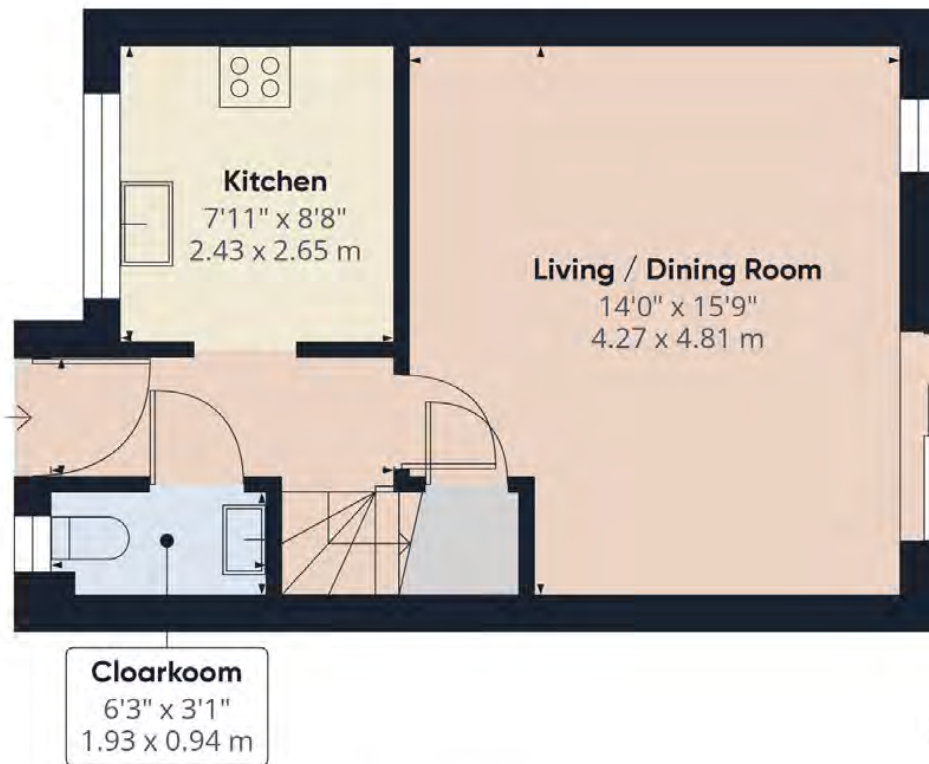
Okehampton also has excellent local schools, a community hospital, and a strong sense of local pride. With easy access to Exeter and the A30, the town blends the tranquility of rural life with the convenience of city connections. For those seeking a balance between countryside charm and modern amenities, Okehampton offers an ideal lifestyle with the wild beauty of Dartmoor right on its doorstep.



Please do not hesitate to contact the team at Bond Oxborough Phillips Sales & Lettings on **01837 500600** for more information or to arrange an accompanied viewing on this property.

Scan here for our Virtual Tour:



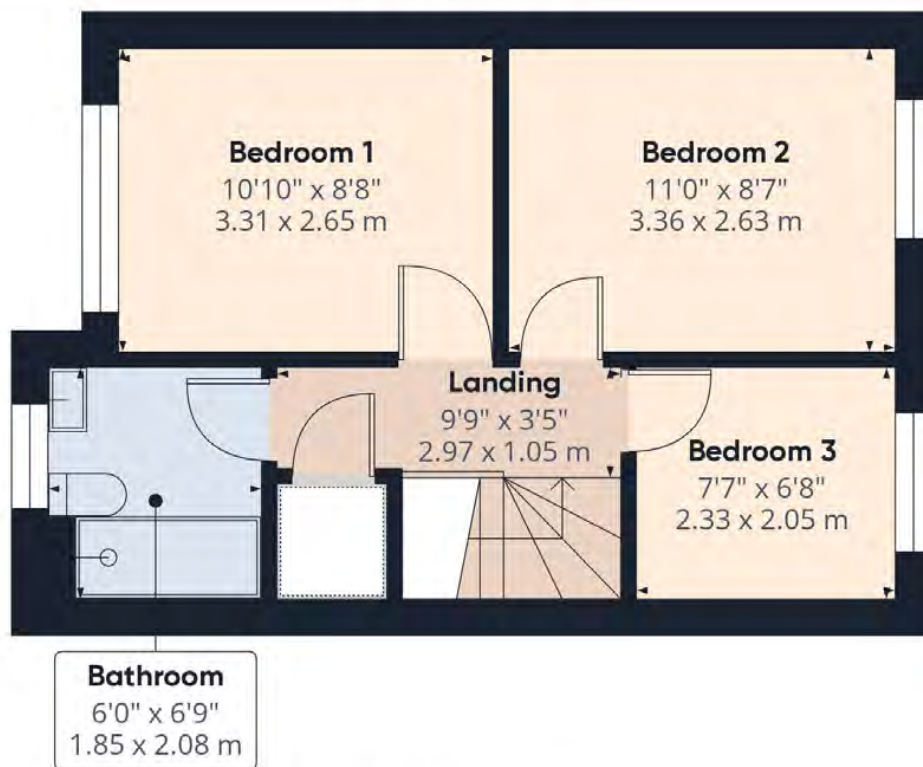


Floor 0 Building 1

Approximate total area⁽¹⁾

673.82 ft²

62.6 m²



Floor 1 Building 1

Have a property to sell or let?

If you are considering selling or letting your home, get in contact with us today on 01837 500600 to speak with one of our expert team who will be able to provide you with a free valuation of your home.

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.