



97 CHANCELLORS WAY, EXETER EX4 9DX

Winkworth



Four bedroom link detached house split over three floors. The accommodation is well laid out with sitting/dining room and kitchen. There are four bedrooms, master with en-suite and floor length picture window, family bathroom and outside the property benefits from a low maintenance south west facing garden with lovely far reaching views over Exeter. There is off road driveway parking for one car and a garage.

At a glance...

- Detached House
- Sitting Room/Dining Room
- Large Picture Window In Master

Bedroom

- Four Bedrooms
- Master with En-Suite
- Low Maintenance Gardens
- Garage & Driveway Parking
- No Onward Chain
- Doubles Glazed Throughout

Services...

- All Main Services Connected
- Council Tax Band D
- Exeter City Council

01392 271177 | exeter@winkworth.co.uk

A four bedroom link detached home split over three floors with far reaching views over Exeter.

Large open plan living/dining room with patio doors onto the rear decked garden. Stairs down to the kitchen with a range of wall and base units, stainless steel sink with mixer tap, integrated fridge/freezer, induction hob and electric oven. Large window to the rear aspect and glass panelled door leading to the garden.

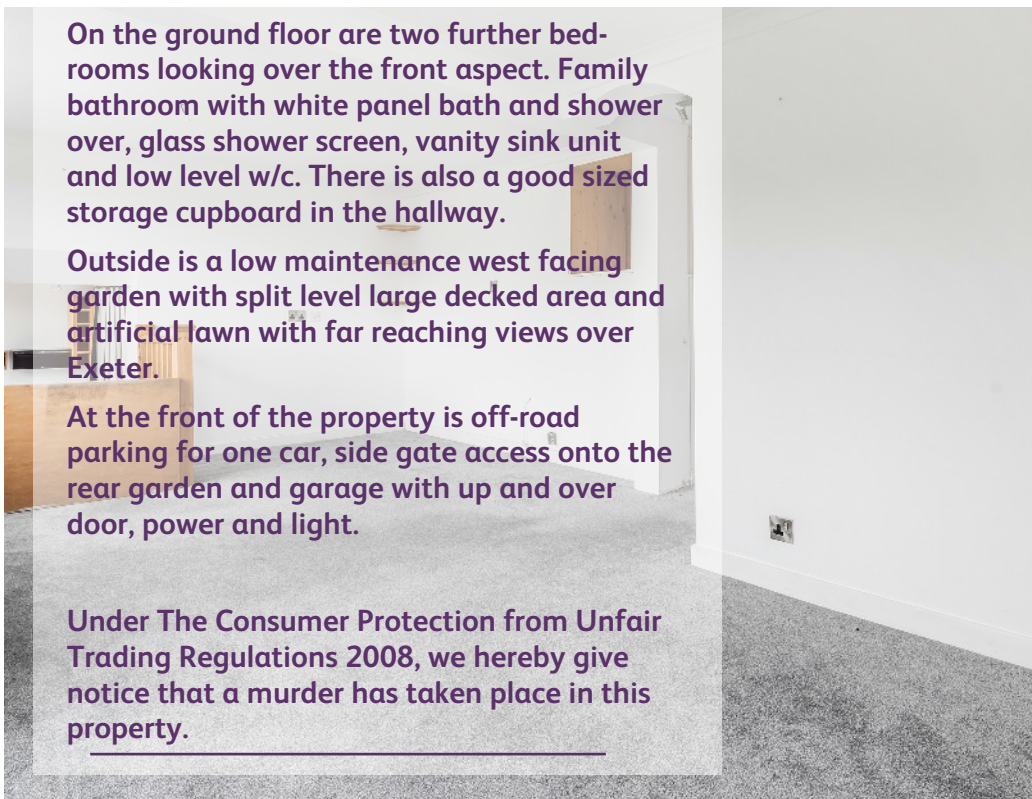
On the first floor is the master bedroom with full length picture window overlooking the rear and built in wardrobe, ensuite bathroom with glass sink, shower cubicle and low level w/c. A second double bedroom with window to the rear and fitted mirrored wardrobes.

On the ground floor are two further bedrooms looking over the front aspect. Family bathroom with white panel bath and shower over, glass shower screen, vanity sink unit and low level w/c. There is also a good sized storage cupboard in the hallway.

Outside is a low maintenance west facing garden with split level large decked area and artificial lawn with far reaching views over Exeter.

At the front of the property is off-road parking for one car, side gate access onto the rear garden and garage with up and over door, power and light.

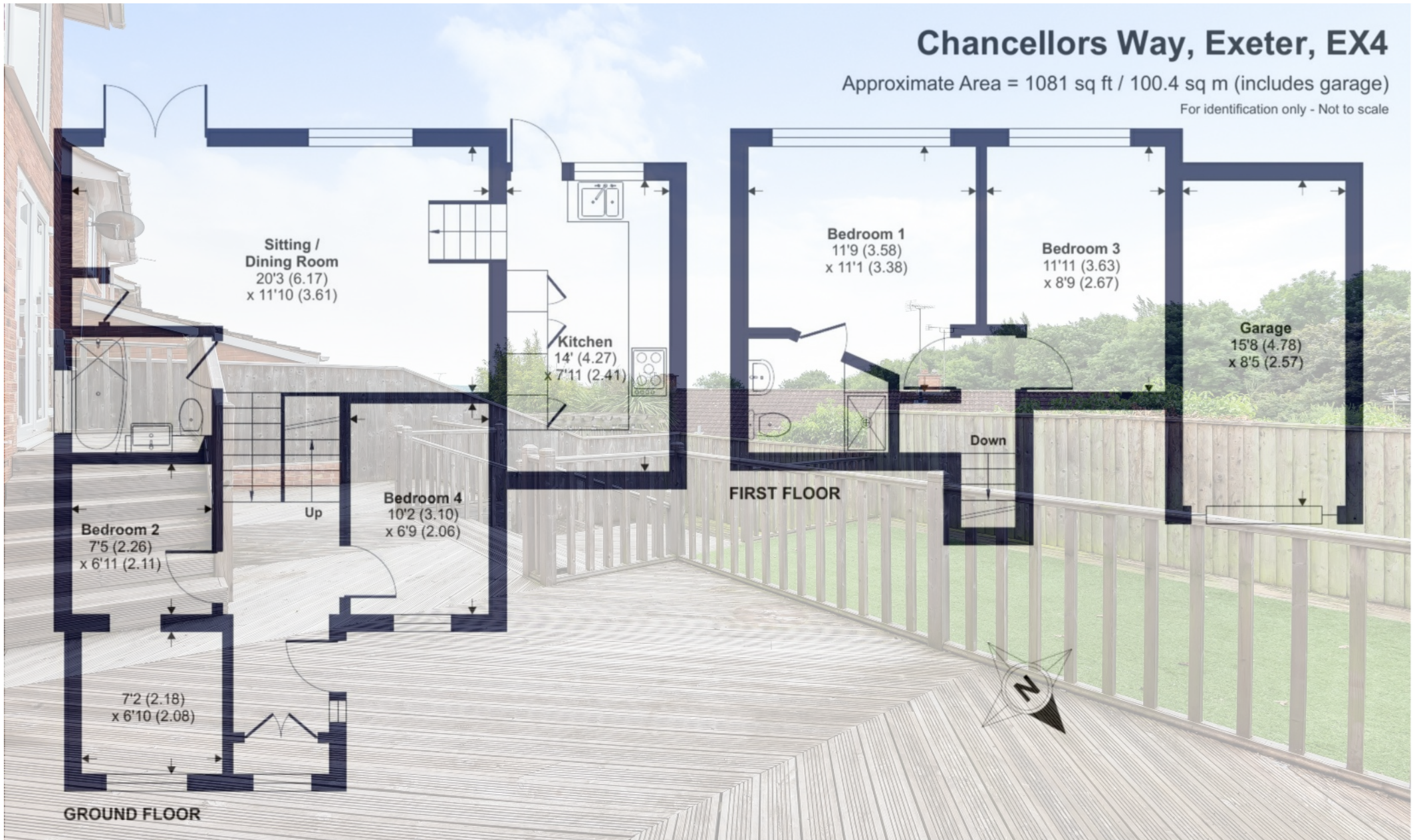
Under The Consumer Protection from Unfair Trading Regulations 2008, we hereby give notice that a murder has taken place in this property.



Chancellors Way, Exeter, EX4

Approximate Area = 1081 sq ft / 100.4 sq m (includes garage)

For identification only - Not to scale



Exeter office

25 Southernhay East, Exeter, EX1 1QP
01392 271177 exeter@winkworth.co.uk

winkworth.co.uk/exeter

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		



See things differently.

