



# MILLINGTON TUNNICLIFF

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## School Road, Ermington, Ivybridge, Devon, PL21 9NH

Guide Price £450,000

4 2 1



A rare opportunity to acquire a 4 bedroom detached bungalow set within the heart of Ermington on a mainly level plot. The bungalow has been extensively modernised under the present owners with accommodation comprising an entrance hall with utility cupboard, cloakroom, spacious open plan living room, modern mainly integrated kitchen/diner, inner hall, family bathroom, study, 4 bedrooms and en suite shower room. Externally there are mainly level gardens with rural aspect at rear with off road parking for numerous vehicles. The bungalow is Upvc double glazed and gas centrally heated. EPC D 63.

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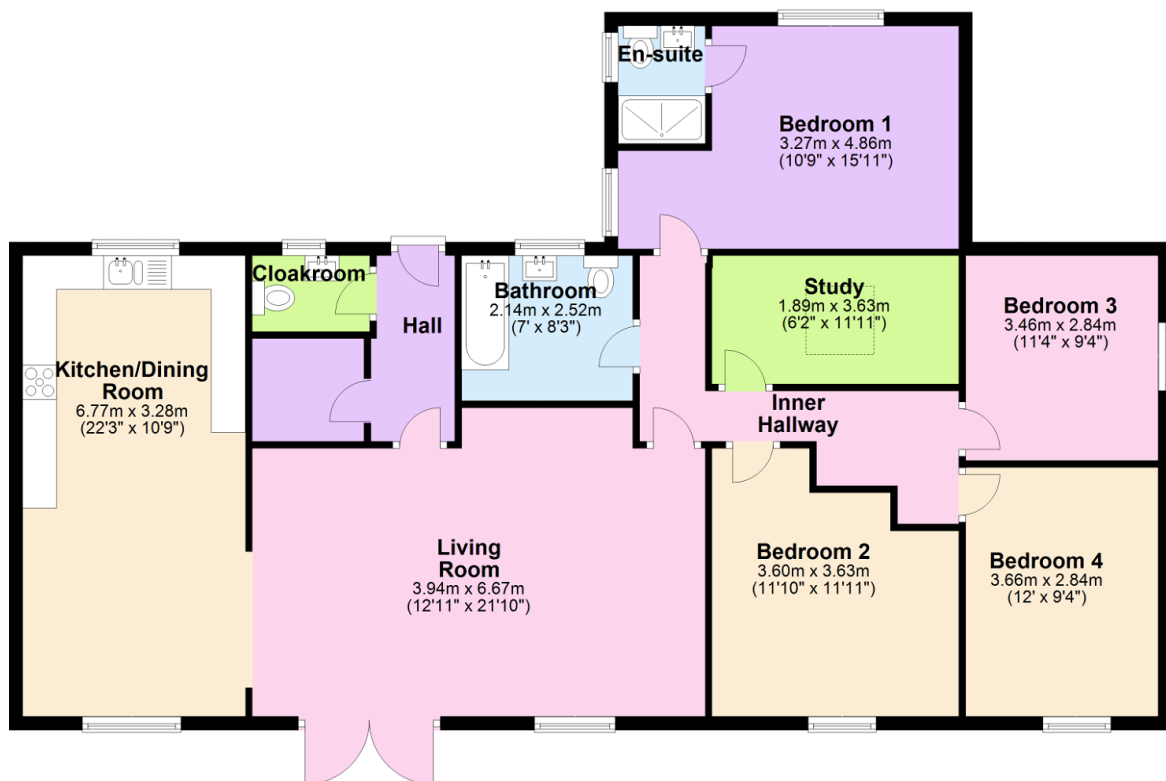
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## Key Features

- 4 Bedroom Detached Bungalow
- Solid Oak Flooring to Reception Rooms
- Modern Integrated Kitchen
- Off Road Parking For Numerous Vehicles
- Study
- Feature Open Plan Living Room With Wood Burner
- En Suite Shower/WC
- Gas Central Heating
- Small Level Rear Garden With Rural Outlook
- EPC D 63

### Ground Floor

Approx. 141.7 sq. metres (1524.8 sq. feet)



Total area: approx. 141.7 sq. metres (1524.8 sq. feet)

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