



46 Burnards Field Road



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, Colyton, Devon, EX24 6PF

What3words: ///exclusive.websites.coaching

A contemporary home offering beautifully presented single-storey living, featuring a superb kitchen/dining room, three bedrooms, stylish bathrooms, garage and parking.

- Detached bungalow
- Landscaped garden
- Garage
- Driveway
- Superb kitchen/dining room
- Three bedrooms
- Stylish bathrooms
- Immaculately presented
- Freehold
- Council Tax Band E

Guide Price £550,000

SITUATION

The property is situated in the attractive East Devon town of Colyton, surrounded by the rolling countryside of the Axe Valley. The town offers a useful range of everyday amenities, schooling and places to eat and drink, and is home to the highly regarded Colyton Grammar School. The nearby coast at Seaton, Beer and Lyme Regis is within easy reach, while Axminster provides further facilities and a mainline railway station with services to Exeter and London Waterloo.

DESCRIPTION

Immaculately presented throughout, the accommodation is perfectly suited to modern lifestyles, with a stylish kitchen/dining room forming the heart of the home. Sliding doors open directly onto the garden, creating a seamless connection between inside and out. The elegant sitting room offers a comfortable space to unwind, centered around an attractive fireplace. The principal bedroom enjoys a contemporary en suite shower room, with the remaining two bedrooms served by a well-appointed family bathroom.

OUTSIDE

The landscaped rear garden has been designed with entertaining in mind, offering a variety of seating areas to enjoy the sun throughout the day and seasons, framed by vibrant and mature planting. To the front, a tarmac driveway provides off-road parking and access to the garage, which is currently arranged as a home gym but could readily be returned to its original use. A separate utility room to the rear provides practical storage space.

SERVICES

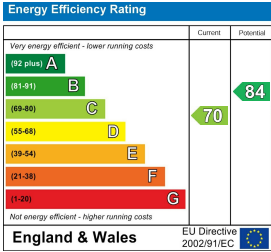
All mains services connected.

Superfast broadband available. Good mobile signal coverage with O2, Three, EE and Vodafone (Ofcom, 2026).



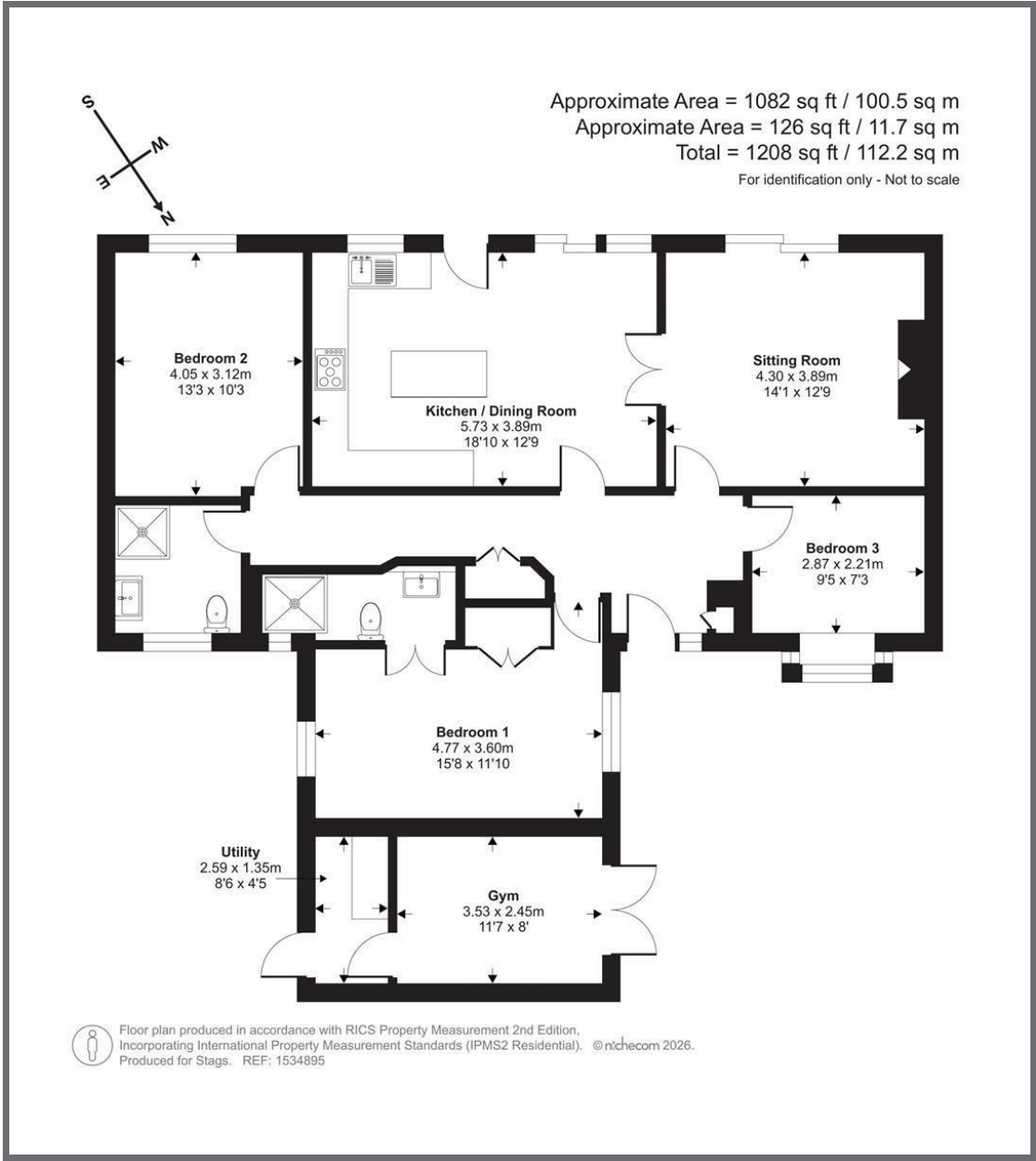


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