



**7 Churchfields**  
Dartmouth  
£1,395

*Freeborns*  
ESTATE AGENTS

A light and spacious 2 bedroom detached bungalow located in the desirable area of Churchfields. This property benefits from front and rear gardens, garage, parking and dramatic countryside and River Dart views.

**\*\*AVAILABLE NOW\*\***





# 7 Churchfields, Dartmouth, TQ6 9HH

## THE ACCOMMODATION COMPRISES:

(ALL MEASUREMENTS APPROX)

### HALLWAY

Storage cupboard, radiator.

### LOUNGE/DINING ROOM

Semi open plan with decorative non working central fire, 4x radiators, 3x windows to side, window to front with panoramic countryside and River Dart views.

### BEDROOM ONE

Built in storage and dressing table, radiator, window and door to rear garden.

### BATHROOM

4 piece suite comprising of low level WC pedestal wash hand basin, shower cubicle and bath, tiled walls radiator, extractor fan, obscured window to rear.

### BEDROOM TWO

Radiator, window to rear.

### KITCHEN

A range of units with wood affect worktop, stainless steel double sink and drainer, gas hob, eye level electric oven, radiator, window to front.

### UTILITIES

A range of units with wood affect worktops, fridge freezer, washer dryer, 2 stainless steel sinks, gas fired Worcester boiler providing domestic hot water and central heating, radiator, windows to front and side, door to rear garden.

### OUTSIDE

To the front stairs rise from the driveway to a paved terrace with River Dart and countryside views. To the rear there is a paved terrace with lawned garden and garden shed.

### GARAGE

Single garage with rear store room

### EPC - D

## COUNCIL TAX BAND - E

Amount payable approx £2764 per annum.

## PLEASE NOTE

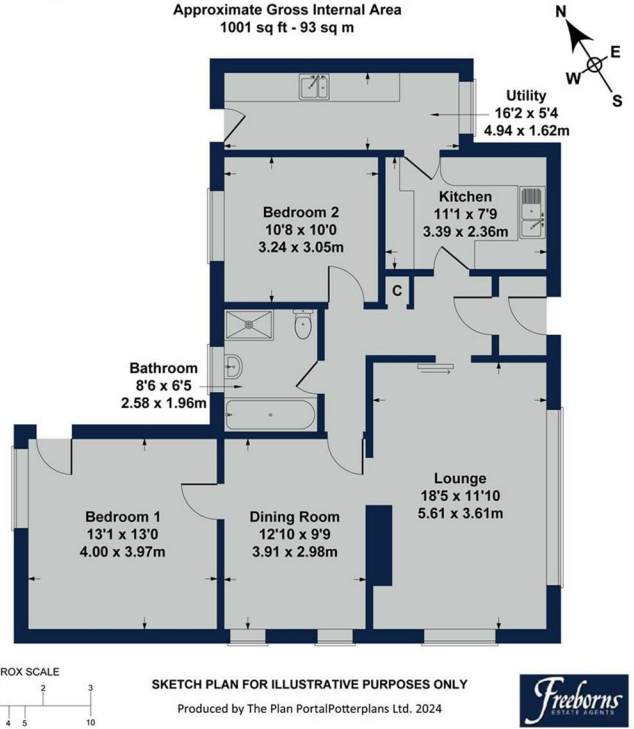
Pets may be considered, via negotiations. Long term let. Available part furnished or unfurnished. References required together with a holding fee of 1 weeks rent and deposit of 5 weeks rent.

## CONSUMER PROTECTION FROM UNFAIR TRADING

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. Items shown in photographs are NOT necessarily included. Interested parties are advised to check availability and make an appointment to view before travelling to see a property.

## 7, Churchfields Dartmouth, TQ6 9HH

Approximate Gross Internal Area  
1001 sq ft - 93 sq m



1 Mayors Avenue, Dartmouth, Devon, TQ6 9NF

Tel: 01803 832 045

info@freebornsproperty.co.uk

www.freebornsproperty.co.uk

Freeborns  
ESTATE AGENTS

