



Set within the desirable location of Second Avenue, Dawlish, this Three Bedroom Terraced House offers generous Living Accommodation, well-maintained Gardens, and the added benefit of a Garage with Off-Road Parking. The property features a spacious Lounge with French Doors to the Rear Garden, a Modern Kitchen/Dining room, and a stylish Family Bathroom. With Two Double Bedrooms, a further Single, and both Front and Rear Gardens, this home is well-presented throughout and perfectly placed for Schools, Shops, and Coastal Amenities.

46 Second Avenue | Dawlish | EX7 9RQ

complete.

thoroughly good property agents



PROPERTY TYPE

End Terraced House



SIZE

732 sq ft



LOCATION

Town



AGE

1950s, 1960s and 1970s



BEDROOMS

3



RECEPTION ROOMS

1



BATHROOMS

1



WARMTH

Central Heating



PARKING

Garage, Off Road Parking



OUTSIDE SPACE

Garden



EPC RATING

D - 68



COUNCIL TAX BAND

B



in a nutshell...

- Spacious Lounge with Dual Aspects & Wood-Burning Fireplace
- French Doors Opening to the Rear Garden
- Modern Kitchen/Dining Room with Rear Access
- Stylish Family Bathroom Suite
- Two Double Bedrooms and One Single
- UPVC Double Glazing & Gas Central Heating Throughout
- Well-Maintained Front Garden with Mature Shrubs & Lawn
- Generous Rear Garden with Patio, Shed, Tap & Power Point
- Garage & Off-Road Parking to the Rear





the details...

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Accommodation

The property is approached via a neatly kept front garden with level lawn, mature shrubs, and side access to the rear. An entrance hallway leads to the lounge, a bright and welcoming space with dual aspects, French doors opening to the garden, and a wood-burning fireplace.

The kitchen/dining room provides a practical layout with matching wall and base units, tiled splashbacks, space for appliances, and a door leading directly to the garden. A contemporary family bathroom completes the ground floor, fitted with a modern white suite.

First Floor Accommodation

Upstairs, the landing gives access to three bedrooms – two spacious doubles and a single – all benefiting from UPVC double glazing and central heating.

Outside

The rear garden is a standout feature, offering a patio seating area, level lawn, timber shed, outside tap, power point, and gated access leading to the garage and parking.

Tenure - Freehold
Council Tax Band B
EPC - D



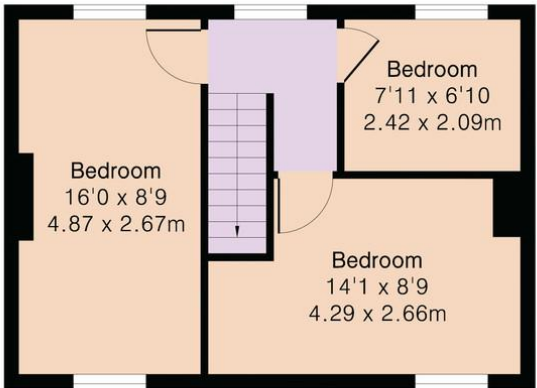
Approximate Gross Internal Area 724 sq ft - 68 sq m

Ground Floor Area 362 sq ft – 34 sq m

First Floor Area 362 sq ft – 34 sq m



Ground Floor



First Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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the location...

Travel

Cemetery, Third Avenue
0.07 mi • Bus stop or station

Westcliff School, First Avenue
0.09 mi • Bus stop or station

Oak Hill, Oak Hill
0.13 mi • Bus stop or station

Dawlish Rail Station
0.59 mi • Train station

Schools

Westcliff Primary Academy
0.08mi • Special
Good

Orchard Manor School
0.17mi • Special
Good

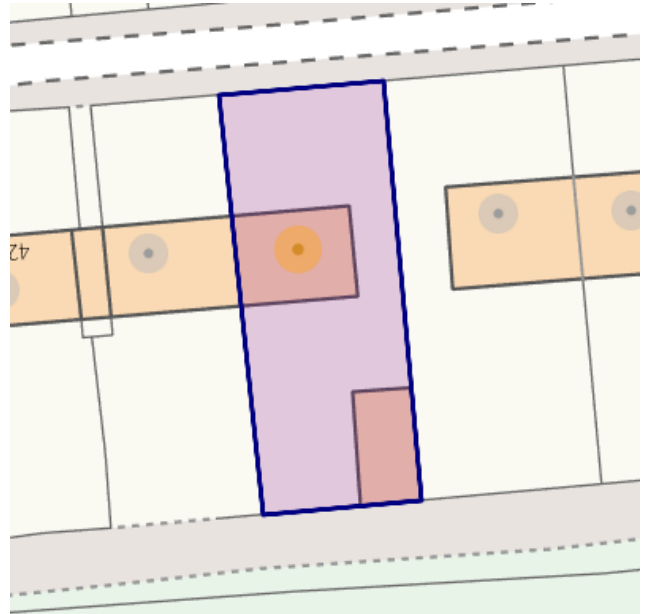
Education And Care (Devon) Ltd At 7-9 Oak Park Villas
0.72mi • Special
Not rated

Dawlish College
0.76mi • Secondary

Please check Google maps for exact distances and travel times.

Property postcode: [EX7 9RQ](#)

how to get there...





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Email teignmouth@completeproperty.co.uk
Web completeproperty.co.uk

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