



- DETACHED BUNGALOW CLOSE TO OPEN PARKLAND
- UPVC DOUBLE GLAZING, GAS CENTRAL HEATING
- SITTING ROOM, MODERN KITCHEN
- MODERN SHOWER ROOM
- TWO DOUBLE BEDROOMS
- GARDEN
- GARAGE IN BLOCK
- OPEN FRONTAGE OVERLOOKING SMALL GREEN

Morningside, Dawlish, EX7 9SL

Guide Price £280,000

Detached bungalow situated in a popular residential cul de sac, close to Oaklands Park. With accommodation briefly comprising reception hall, living room diner, refurbished kitchen and shower room, two bedrooms, uPVC double glazing, gas central heating system. Close to bus route to Dawlish and Teignmouth town centres.



Property Description

This detached bungalow is situated in a pleasant residential area off John Nash Drive, and to the front of the property is a small green which properties overlook. The property is offered in very good decorative order and has the added attraction of uPVC double glazing and recently installed gas boiler for central heating. The accommodation comprises entrance hall, sitting room, modern kitchen, two double bedrooms, modern shower room enclosed rear garden and a garage in a block nearby. This pleasant residential cul de sac is situated off John Nash Drive and consists of a mixture of houses and bungalows on the western outskirts of Dawlish. There is a regular bus service nearby to both Dawlish and Teignmouth town centres and the property is also close to the protected Oaklands Parkland.

Dawlish is a small seaside town located around 10 miles from the cathedral city of Exeter with its regional airport and M5 motorway junction, Dawlish can also be reached by regular bus and train services from the town centre. The immediate coastline is a haven for walkers as the town is close to the Haldon Hills and Dartmoor National Park, there is an 18 hole golf course in Dawlish Warren and Teignmouth as well as sailing services on the Exe and Teign estuary. The town offers a wide range of facilities and is renowned for its central lawns with brook and iconic Black Swans. Also close at hand to Dawlish Town centre is the south-west coastal path giving sea walks and cycle routes along the Exe estuary to Exeter Quay.

uPVC double glazed front door with side panel to....

RECEPTION HALL

Laminate flooring, access to roof void, cloaks cupboard housing wall mounted gas combination boiler servicing





the central heating and domestic hot water, radiator with cover, door to....

LOUNGE/DINING ROOM

uPVC double glazed patio doors leading onto the garden and further uPVC double glazed window overlooking the rear of the property, radiator with cover, laminate wood flooring. Door to....

KITCHEN/BREAKFAST ROOM

Modern kitchen with brick block work surfaces to two walls, white shaker style base units under with drawers, double enamel sink with mixer tap, four ring electric induction hob and electric oven under, splashback, extractor over, shelving, uPVC double glazed window with aspect to the front of the property overlooking the central green, uPVC double glazed door giving access to the side of the property, further shelving, electric fuses.



BEDROOM 1

uPVC double glazed window with aspect overlooking the rear garden, radiator.

BEDROOM 2

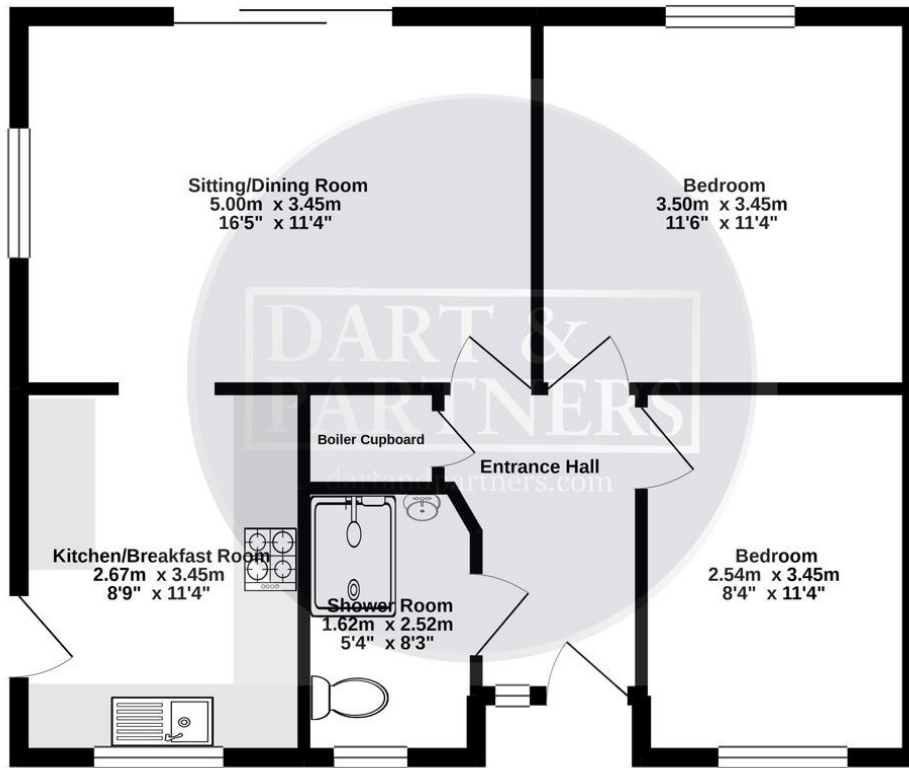
uPVC double glazed window with pleasant aspect overlooking the front of the property towards the open green.



SHOWER ROOM

A modern white suite comprising walk in shower cubicle with screen, tiling to wall, further complementary tiling to half height with mosaic border, mixer shower, low level WC, wash hand basin, chrome wall mounted towel rail/radiator, uPVC opaque double glazed window with aspect to the front of the property, low wattage ceiling spotlights.

Ground Floor
59.0 sq.m. (635 sq.ft.) approx.



TOTAL FLOOR AREA : 59.0 sq.m. (635 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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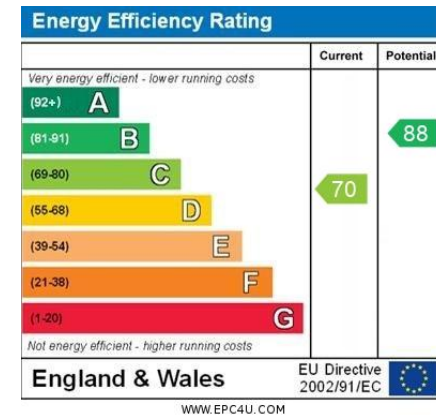
OUTSIDE

To the property there is a small area of open plan garden laid to lawn with flower and shrub borders, a gate to the side leads to the rear garden. The rear garden is enclosed by fencing and is mainly laid to lawn with stepping stone path. There are patio areas and a walled flower bed.

GARAGE in block nearby.

MATERIAL INFORMATION - Subject to legal verification

Freehold
 Council Tax Band C



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