



60a Lower Drive
Dawlish | Devon | EX7 0AT

STEP INSIDE

60a Lower Drive

Welcome to this modern 3 bedroom detached bungalow located in the popular seaside town of Dawlish. Presented in excellent condition, this home also features a garage, a driveway and landscaped low-maintenance gardens.

The front door opens into a bright and spacious hallway. The great sized living room enjoys a pleasant outlook over the front garden. A Minster style fireplace with electric fire inset serves as the room's focal point and enhances the rooms cosy atmosphere.

The spacious kitchen offers an abundance of storage space, equipped with a five-ring Neff gas hob, integral refrigerator and dishwasher. There is also a Neff electric double oven and grill, and underfloor heating for added comfort.

Adjacent to the kitchen is a practical utility room that houses a recently replaced gas boiler, along with a sink and space and plumbing for a washing machine. There's also access to a separate WC.

The first bedroom features fitted furniture and a front-facing window, which includes a range of wardrobes, drawers, and matching bedside tables. The second bedroom is a double room with a rear-facing view, while the third bedroom includes fitted wardrobes and a window to the side.

The well-designed large bathroom boasts ample built-in storage. There's a quadrant shower cubicle with a Mira shower, corner bath, vanity unit, and wash hand basin. The flooring and walls are tiled, and there is a heated towel rail.

In the hallway, you'll also find a useful built-in storage cupboard.









STEP OUTSIDE

60a Lower Drive

The gardens are thoughtfully designed for easy maintenance. The front garden features attractive landscaping with gravel, raised beds, and planting. A block-paved driveway provides parking for two vehicles and leads to the garage, which has a metal up-and-over door, tiled flooring, and power and lighting. It also houses the gas and electricity meters. There is also a useful outdoor tap.

The pathway runs along either side of the property to a wooden garden store. The rear garden includes a wooden work shop, a paved patio with a raised seating area, and a wooden summer house, along with outdoor lighting to enhance your evenings.

This delightful bungalow is perfect for those seeking comfort and convenience in a lovely seaside location.





INFORMATION

60a Lower Drive

Area

Dawlish is a charming coastal town located in Devon, renowned for its picturesque scenery and vibrant seaside atmosphere. Nestled along the stunning South Devon coast, it features a beautiful sandy beach, scenic promenades, and striking cliffs. The town is particularly famous for its black swans that grace the nearby river, adding to its unique charm.

For those looking to explore or enjoy local amenities, the 'Hail and Ride' town mini bus service conveniently stops right at your garden gate, providing easy access to essential facilities such as supermarkets, the town centre, health centre, railway station, and even the beach.

Visitors to Dawlish can indulge in a variety of attractions, including the historic railway that runs along the coast, lush parks, and a delightful array of shops and eateries. With its mild climate and stunning landscapes, Dawlish is an ideal destination for nature lovers, families, and anyone seeking a relaxing getaway by the sea.

Services

Mains gas, electricity, water and drainage

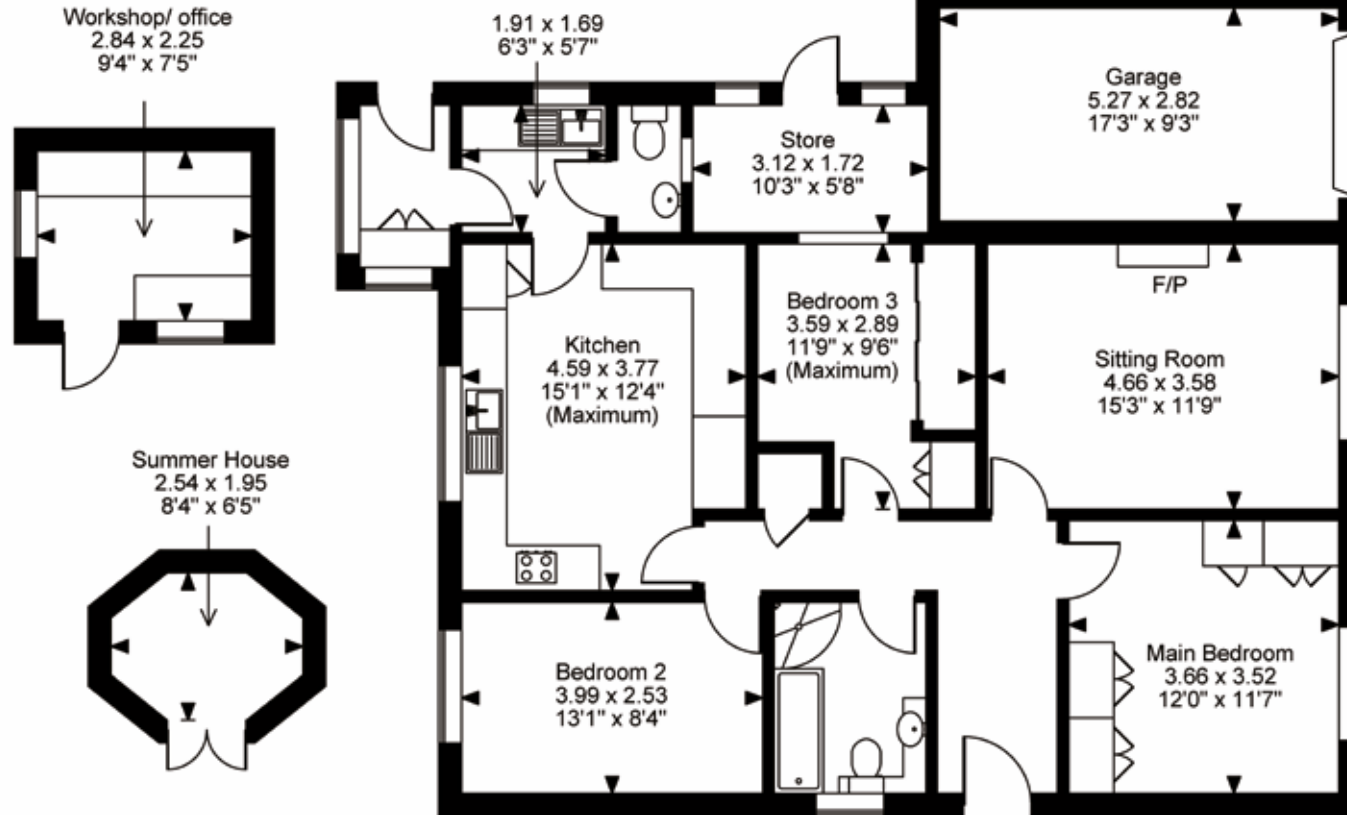
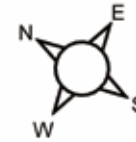
Local Authority

Teignbridge District Council

Council Tax Band D



Lower Drive, Dawlish, Devon
Approximate Gross Internal Area
Main House = 998 Sq Ft/93 Sq M
Garage = 161 Sq Ft/15 Sq M
Outbuildings = 170 Sq Ft/16 Sq M
Total = 1329 Sq Ft/124 Sq M



Ground Floor

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

© ehouse. Unauthorised reproduction prohibited. Drawing ref. dig/8639864/SS

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
68-80	C		79 C
55-68	D	57 D	
39-54	E		
21-38	F		
1-20	G		

Fine & Country Exeter
23 Southernhay West, Exeter, Devon EX1 1PR
01392 573900 | exeter@fineandcountry.com

