



Sea Vista

Sea Vista, The Strand, Starcross, Exeter, EX6 8NY



Exeter City 9.1 miles

A spacious four-bedroom end terraced, period Georgian house located in the centre of Starcross, offering versatile accommodation, a self-contained studio, a sun terrace, garage/workshop and off-road parking, and picturesque views overlooking the Exe Estuary.

- Charming Grade II Listed 4-bedroom end-terrace Georgian house
- Spacious and adaptable accommodation of over 2000 sqft
- Picturesque views along the Exe estuary to the front and the Haldon hills to the rear
- One-bedroom ground floor studio, with the potential to be used as an annexe
- South-facing sun terrace ideal for BBQs and outside dining
- Off road parking space and garage/workshop
- Easily accessible to local amenities with good bus, train and cycle routes
- Freehold
- Council Tax Band - D

Guide Price £410,000

SITUATION

Located in the centre of Starcross, Sea Vista is a short walk to the train station, shops and pubs and overlooks the beautiful Exe Estuary to the front and the Haldon Hills and beyond to the rear. The property is well located for a range of facilities offered by the village including primary and pre-schools, doctors surgery, general store, chemist, church and pubs. It also has a Fishing and Cruising club, Bowling Green, Golf Course and easy access to the South West Coast Path and Cycle Path which run alongside the estuary. Powderham Castle which hosts regular events throughout the year is within walking distance to the north of the village with the beach resort of Dawlish Warren within easy reach to the South.

There are excellent public transport links with regular bus and rail services to Exeter St Davids and Plymouth and a regular ferry service runs to Exmouth in the summer months.

DESCRIPTION

Sea Vista is an impressive Grade II Listed period Georgian house offering lots of versatility which needs to be seen to appreciate what is on offer. Overlooking the Exe Estuary, it comprises of four bedrooms, one of which is a useful self-contained one-bedroom studio with the potential to be used as an annexe, a study, living room, large kitchen with an adjoining dining room, and a sun-terrace providing a peaceful outdoor space. There is off-road parking and a garage/workshop.

ACCOMMODATION

Sea Vista is extremely spacious, adaptable and measures more than 2000sq ft, being arranged over three floors. It provides versatile accommodation with a self-contained one-bedroom studio on the ground floor, with its own bathroom and kitchen, providing potential to be used as an annexe or separate space for multi-generational living. Access via the back door it is all on one level with no stairs. There are a further two double bedrooms on the ground floor, and a door to the rear leading to a private courtyard.

On the first floor, to the front is a large sitting room with a feature bay window with views of the estuary and attractive exposed wooden

floor boards, original fireplace and coving. There is a large bathroom with bath and separate shower cubicle, a small study, a dining room, and steps down to a spacious kitchen. From the dining room a door opens onto a good-sized, south facing sun terrace ideal for BBQs and outside dining with ample space for a patio table and chairs where it is possible to enjoy the afternoon and evening sun. On the top floor is the fourth double bedroom, with views across the estuary and an adjoining bathroom. The property maintains a quiet and peaceful demeanour having been lovingly restored and insulated throughout. It is believed to have been built around the early 19th Century as accommodation for guests visiting Powderham Castle. The property retains a number of period features with attractive ceiling coving and cornices, sash bay windows, original fireplaces and wooden floors and was extended in Victorian times to the rear on two stories with a rebuilt extension around 2000 that includes the sun terrace.

OUTSIDE

To the rear of the house there is an off-road parking space for one car and a garage with double wooden doors, power, light and outside tap, which could be used as a workshop. From the back door of the house, there is also a small courtyard area.

SERVICES

All mains.

DIRECTIONS

From Exeter, head towards Starcross and Dawlish along the A379. Pass through Kenton and continue towards Dawlish and on entering Starcross, the property is on the right hand side, just past the train station on your left and the bus stop on your right on the corner of Bonhay Road.





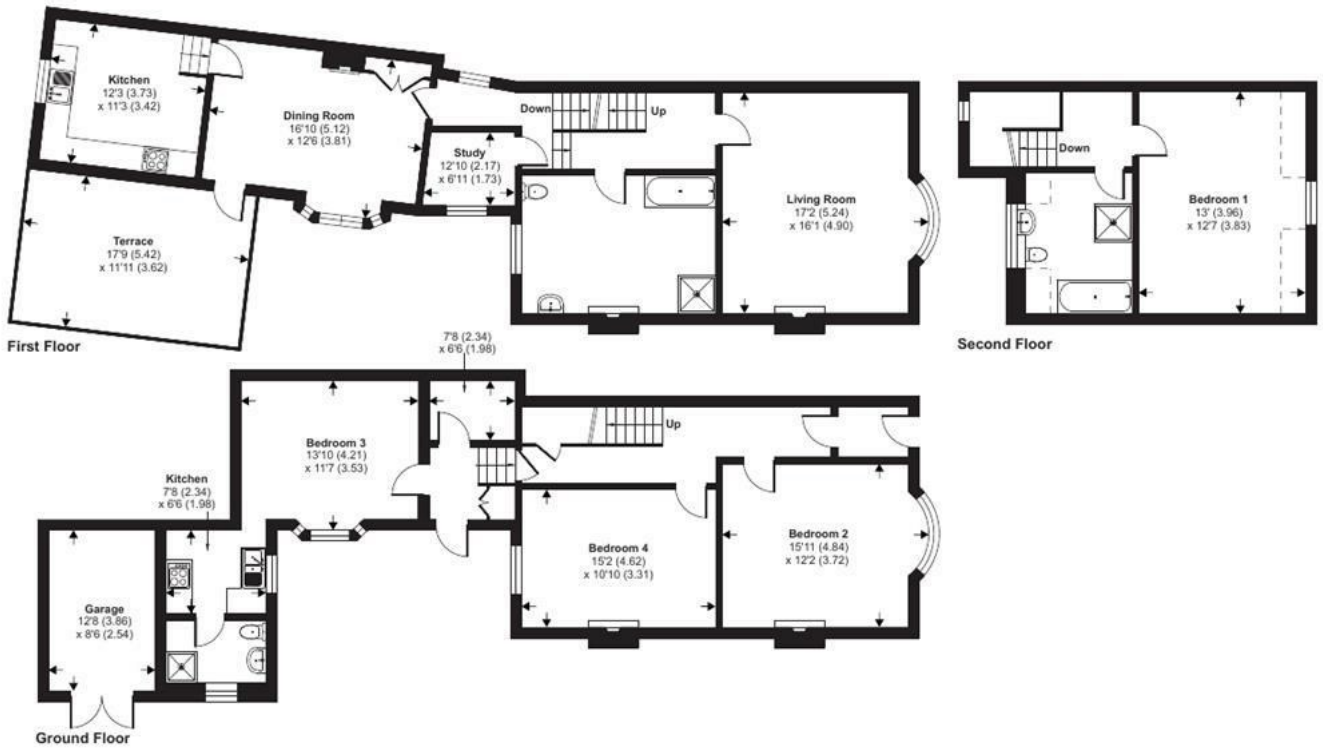
Approximate Area = 2158 sq ft / 200.4 sq m (excludes garage)

Limited Use Area(s) = 43 sq ft / 3.9 sq m

Total = 2201 sq ft / 204.3 sq m

For identification only - Not to scale

Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2024. Produced for Stags. REF: 1095663

IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.



Energy Efficiency Rating		Current	Potential
92-100	A		79
81-91	B		
69-80	C	67	
55-68	D		
39-54	E		
21-38	F		
1-20	G		
Net energy efficient - higher scoring coats			
England & Wales		EU Directive 2002/91/EC	

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