







A stunning double-fronted period cottage, immaculate throughout, in the heart of Salcombe with outside space and a level walk to the town's amenities, the waterfront and sandy beaches of the Estuary.

- Double fronted period cottage
- Beautifully maintained
- In the heart of the town
- Sitting/dining room
- Separate kitchen
- Two bedrooms
- Shower room
- Outside space
- Walk to amenities & water
- Underfloor heating in the living room

Quay Cottage

19 Island Street, Salcombe, TQ8 8DP

Quay Cottage is the quintessential period cottage, oozing charm and character, with an attractive stoneclad front elevation having brick lintels to the windows and front door. Once a fishermen's cottage, the property has been beautifully maintained and provides immaculately presented accommodation with underfloor heating throughout the living room. From the front door, you walk into a dual aspect reception room with French doors giving access to a pretty sitting out area. There is a separate kitchen with some integrated appliances, and a staircase leading up to the first floor. Here there are two double bedrooms and a family shower room.

To the side of the house is a small outside area, reached from the reception room or through the gate from the street a perfect spot to enjoy your morning coffee.

Located on Island Street and with level access into town, the cottage is superbly situated to enjoy everything the town has to offer. Within easy walking distance are the numerous shops, bars and restaurants together with access to the water at Batson and Victoria Quay, with ferries to East Portlemouth and South Sands, and the many sandy beaches and hidden coves along the Estuary, for which Salcombe is renowned.

Please note contents are not included but available by separate negotiation.



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Approximate Gross Internal Floor Area = 40.4 sq m / 435 sq ft



First Floor



Ground Floor

IN



Illustration for identification purposes only, measurements are approximate, not to scale.



SERVICES: Mains electricity, water and drainage. Underfloor heating in the living room,

COUNCIL TAX & LOCAL AUTHORITY: South Hams District Council, Follaton House, Plymouth Road, Totnes, TQ9 5NE. Tel: 01803 861234. Not currently rated.

TENURE: Freehold

PARKING: No parking. Permit parking available nearby.

MOBILE SIGNAL: Please check the Ofcom website.

BROADBAND: FTTC

CONSTRUCTION: Understood to be of standard construction.

EPC RATING: E

DIRECTIONS: From our office proceed along Island Street for approximately 30 meters and the property can be found on the right hand side.

Please scan the QR Code for further Material Information

