



Discover the perfect blend of comfort and coastal living in this light and spacious two double bedroom first floor apartment, ideally situated with breathtaking views over Teignmouth seafront and beyond towards The Ness. As you step inside you are welcomed by a wonderful open plan living, dining and kitchen area leading to a balcony area offering wonderful views over the coastal vista. The master bedroom boasts an en-suite, while a modern bathroom serves the second bedroom and guests. For those who love outdoor space there is a private garden space and use of the communal grounds, plus a communal spa area offers use of a sauna and jacuzzi. Located just a short distance from Teignmouth town, you'll have easy access to all amenities, shops and eateries, plus a nearby train link offering excellent connectivity for commuters and day trippers.

First Drive
Teignmouth £325,000

West of 

First Drive Teignmouth £325,000

Superb first floor apartment with wonderful sea views | Two double bedrooms | Wonderful open plan living/dining/kitchen | Modern fitted kitchen | Master bedroom with en-suite | Modern bathroom | Private low maintenance garden area | Allocated parking space | Use of communal gardens and facilities | Chain Free

PROPERTY DETAILS:

APPROACH

Covered entrance canopy with communal doors to communal entrance hallway.

COMMUNAL ENTRANCE HALLWAY

Well presented communal hallway with lift and stairs to first floor. Front door to apartment 18 and entrance hallway.

ENTRANCE HALLWAY

Light and spacious hallway with doors to living room, bedrooms and bathroom. Coat hanging space. Double doors to large airing cupboard housing gas combi boiler and shelving. Video entry panel.

OPEN PLAN LIVING/DINING/KITCHEN AREA

33' 4" x 16' 5" (10.16m x 5m) (max)

LIVING/DINING AREA

Wonderfully spacious living/dining area with Upvc double glazed windows to side and rear aspect, and sliding patio door to enclosed balcony offering wonderful far reaching views over Teignmouth town seafront towards The Ness. Three radiators. Wall lighting. TV and telephone points.

KITCHEN AREA

Fitted kitchen with range of base, wall, drawer and display units in light wood effect finish. Roll-edge worktop with tiled surround and inset stainless steel sink. Integral electric double oven and gas hob with extractor hood over. Space and plumbing for washing machine and dishwasher. Space for freestanding fridge/freezer. Matching deep breakfast bar with cupboards under and space for seating.

BEDROOM 1

11' 7" x 9' 0" (3.53m x 2.74m) (max) Spacious double bedroom with Upvc french doors opening onto the garden. Radiator. TV and telephone points. Sliding mirror doors to built-in wardrobe complete with hanging rail. Door to en-suite.

EN-SUITE

7' 4" x 3' 9" (2.24m x 1.14m) (max) White suite comprising; low level w.c., pedestal hand wash basin and glass folding door to tiled shower enclosure with electric shower. Extractor fan. Radiator. Light and shaver point.

BEDROOM 2

12' 5" x 8' 3" (3.78m x 2.51m) (max) Further spacious bedroom with Upvc double glazed window to rear aspect and outlook over the garden and grounds. Radiator.

BATHROOM

7' 4" x 6' 1" (2.24m x 1.85m) White suite comprising; low level w.c., pedestal hand wash basin and bath with tiled surround, ornate mixer tap and shower head attachment. Light and shaver point. Recess spotlights. Extractor fan. Radiator.

OUTSIDE

PRIVATE GARDEN SPACE

The property enjoys a garden space which is laid to gravel and steps leading to the communal grounds and gardens.

COMMUNAL FACILITIES

Residents have the use of the grounds and gardens plus a Spa Room with sauna and jacuzzi.

PARKING

Allocated parking space located in the residents car park at the front of the building, plus visitors spaces.

AGENTS NOTES

The property is Leasehold with a lease of 145 years from June 2003 - 124 years remaining
Council Tax Band: D - Teignbridge District Council



Measurements are approximate. Not to scale. Illustration purposes only
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	81	83
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements. West of Exe is a trading name for East of Exe Ltd, Reg. no. 07121967