

Carhaix Way, **Dawlish**, EX7 0ER

A fantastic opportunity to purchase this 2 bedroom mid terraced house built by Strongvox homes with the advantages of a garage, parking space, enclosed garden, master bedroom with en suite and no onward chain.

FREEHOLD, COUNCIL TAX BAND - B, EPC - C.

£249,950

01626 862379

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**FRASER & WHEELER**

## FRONT DOOR TO

## ENTRANCE HALL

Stairs leading to the first floor and doors to:

## CLOAKROOM

Modern suite comprising low level WC, wash hand basin, radiator and obscure uPVC double glazed window to the front.

## KITCHEN

Modern matching base and eye level units with work surfaces over, 4 ring gas hob with oven below and extractor hood over, stainless steel sink with drainer and mixer tap, plumbing for a washing machine, space for a fridge/freezer, wall mounted gas central heating boiler, radiator, spot lights and uPVC double glazed window to the front.

## SITTING ROOM

uPVC double glazed doors and side windows leading to the rear garden, radiator, and under stairs storage cupboard.

## FIRST FLOOR LANDING

Doors to:

## BEDROOM 1

uPVC double glazed window to the rear, radiator, fitted wardrobe and door to:

## EN SUITE SHOWER ROOM

Suite comprising shower enclosure, WC, pedestal wash hand basin, radiator and obscure uPVC double glazed window to the rear.

## BEDROOM 2

uPVC double glazed window to the front, and radiator.

## BATHROOM

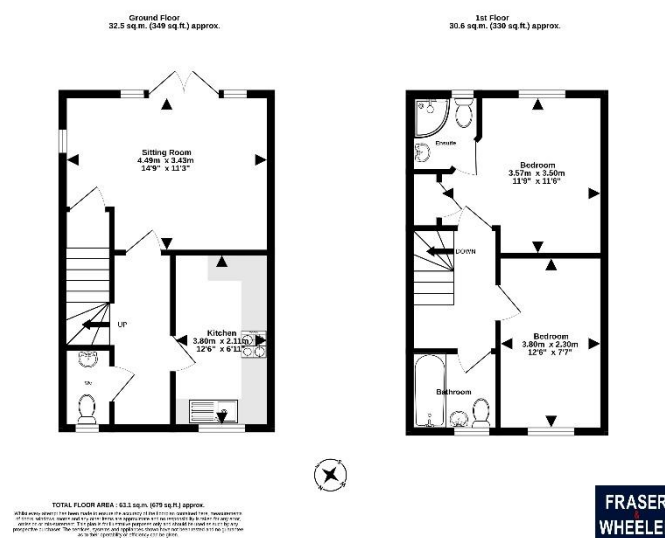
Suite comprising panelled bath, pedestal wash hand basin, WC, radiator and obscure uPVC double glazed window to the front.

## OUTSIDE

To the front of the property is an allocated parking space whilst to the rear is an enclosed garden with paved patio leading to a lawn with shrubs and timber fence surround. The garden benefits from a southerly aspect.

## GARAGE

The property also benefits from a single garage situated adjacent to the property under a coach house which is held on an original 999 year lease from 2012.



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