

Morningside, **Dawlish**, EX7 9SL

A 3 bedroom detached house situated in a popular cul de sac on the west side of Dawlish with No Onward Chain. The property has gas central heating, double glazing, ground floor cloakroom, enclosed paved garden, garage and parking.

FREEHOLD, COUNCIL TAX BAND - E, EPC - D

£270,000

01626 862379

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FRASER & WHEELER

FRONT DOOR TO ENTRANCE PORCH

Doors to:

CLOAKROOM

Suite comprising WC, wash hand basin, part tiled walls and floor, radiator and obscure uPVC double glazed window to the rear.

LIVING ROOM

Triple aspect room with uPVC double glazed windows, radiator, stairs leading to the first floor, understairs storage cupboard and door to:

KITCHEN/DINING ROOM

Matching base and eye level units with work surfaces over, sink with drainer and mixer tap, plumbing for a washing machine, gas cooker point, space for a fridge/freezer, radiator, uPVC double glazed window to the front and side with uPVC double glazed door and steps leading to the rear garden.

FIRST FLOOR LANDING

uPVC double glazed window to the rear, cupboard housing the gas central heating boiler, hatch to the loft space and doors to:

BEDROOM 1

Dual aspect with uPVC double glazed window to the front and side, radiator and fitted bedroom furniture.

BEDROOM 2

uPVC double glazed window to the front and radiator.

BEDROOM 3

uPVC double glazed window to the front and radiator.

BATHROOM

Suite comprising panelled bath with shower over, WC, pedestal wash hand basin, heated towel rail, part tiled walls and obscure uPVC double glazed window to the side.

OUTSIDE

To the front of the property is a paved driveway leading to the garage and front door, decorative gravel for ease of maintenance and side access gate leading to the rear garden. The rear garden is mainly paved again for ease of maintenance with flower beds and timber fence surround.

GARAGE AND PARKING

Single garage with light, power, electric door and parking in front.

AGENTS NOTE

The property is being offered for sale upon the instruction of a former director of Fraser and Wheeler. This constitutes a declarable interest in the meaning of the Estate Agents Act 1979.



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