



89 Headway Rise, Teignmouth
£225,000





89 Headway Rise

Teignmouth

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: C

- NO ONWARD CHAIN
- TWO BEDROOM SEMI DETACHED HOME
- OFF ROAD PARKING
- GAS CENTRAL HEATING
- CONVENIENTLY LOCATED WITHIN EASY REACH OF LOCAL SCHOOLS
- NEARBY LOCAL NATURE RESERVE TO EXPLORE
- NEWLY FITTED CARPETS AND VINYL FLOORING



A two-bedroom home offering comfortable accommodation arranged over two floors. Fitted with new carpets and flooring. Ideal for first-time buyers, investors or anything one seeking a low maintenance home in a popular residential area.

The accommodation briefly comprises on the ground floor, entrance porch, entrance hallway, fitted kitchen and spacious living room with direct access onto the rear garden.

Upstairs, there are two bedrooms, including a generous principal bedroom with built-in storage and a walk-in wardrobe. The second bedroom enjoys elevated sea and Ness views. A family bathroom fitted with a white suite and electric shower completes the first floor.

Externally, the property features tiered front and rear gardens designed for ease of maintenance, with paved seating areas, gravel borders, and useful under-house storage. To the rear, steps lead up to a private parking area providing off-road parking for approximately two vehicles.

Steps rising up to the double glazed entrance door leading into the...

ENTRANCE PORCH

uPVC double glazed door into the...

ENTRANCE HALLWAY

Opening into the...

KITCHEN

Fitted with a matching range of wall and base units with space for cooker. Space and plumbing for washing machine. Wall mounted combination boiler, stainless steel sink and drainer with mixer tap, double glazed window to front aspect. Newly fitted vinyl flooring.





LIVING ROOM

Situated to the rear of the property with uPVC double glazed window and uPVC double glazed door leading onto the rear garden. Radiator.

Stairs rising to the

FIRST FLOOR LANDING

Access to partially boarded loft space.

BEDROOM ONE

Fitted with two storage cupboards, one over the stairs and a large walk in cupboard with hanging rail and shelving. uPVC double glazed window to front aspect enjoying views towards Shaldon, The Ness and out to sea. Radiator.

BEDROOM TWO

uPVC double glazed window to rear aspect. Radiator.

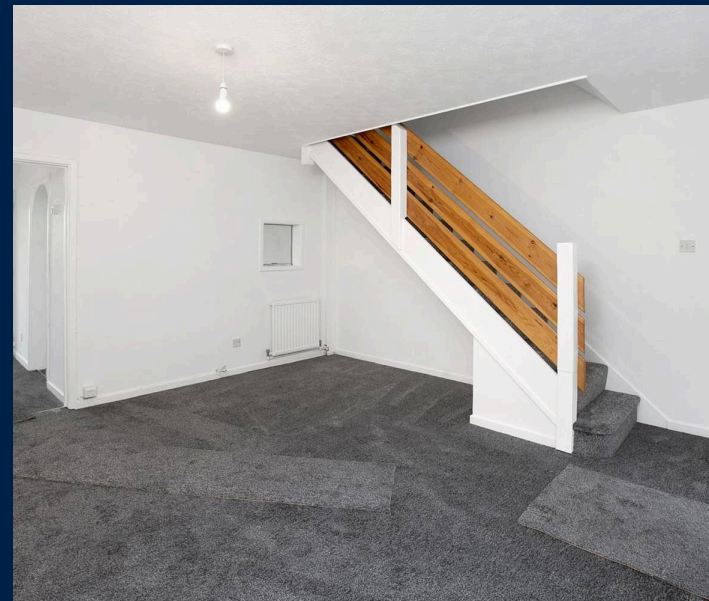
BATHROOM

Fitted with a matching white suite to include a bath with electric shower over, low level WC, pedestal wash hand basin, double glazed obscure window.

OUTSIDE

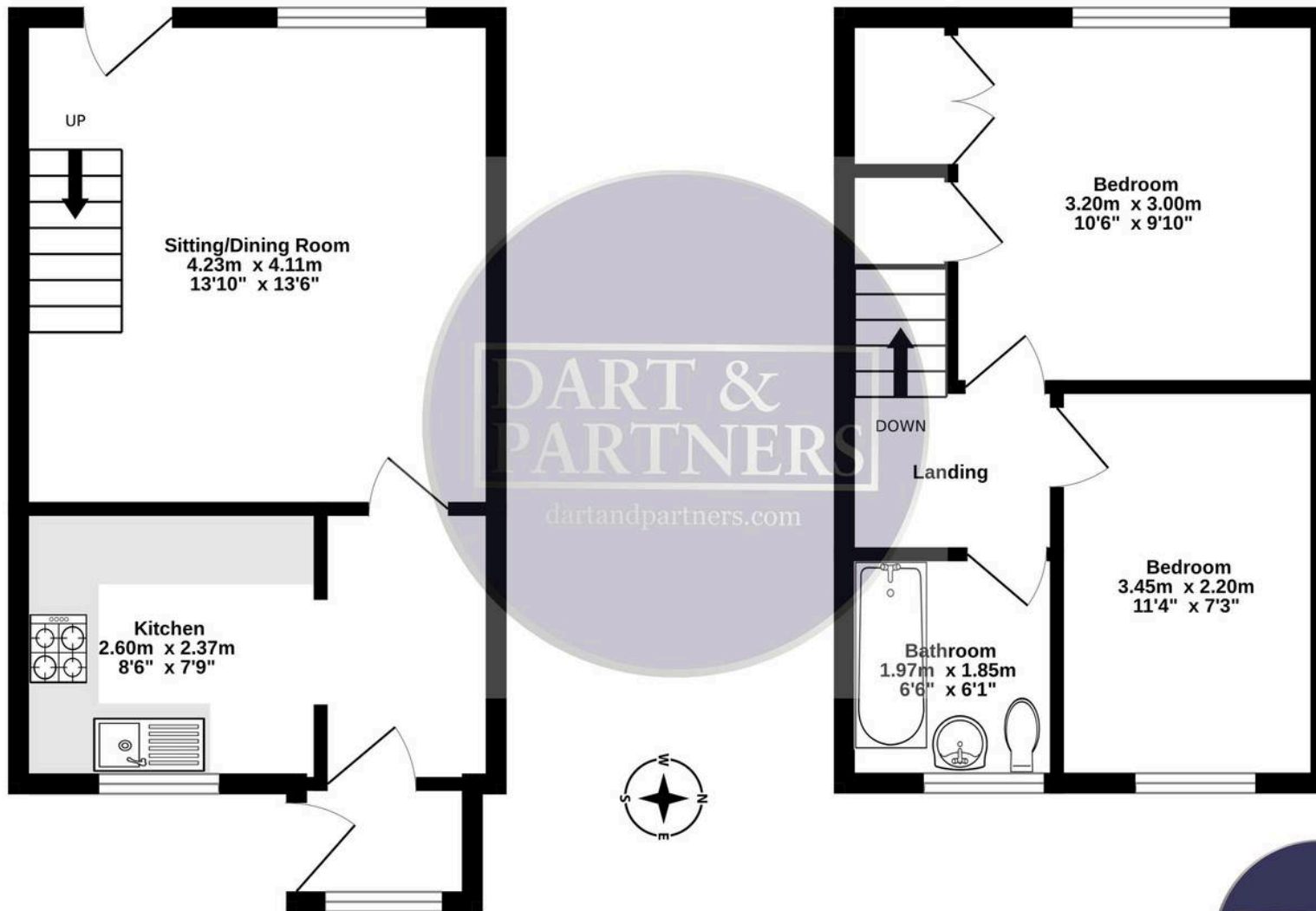
The rear garden is tiered over three levels and is paved for ease of maintenance with gravel borders and steps leading to the rear PARKING AREA where there is off road parking for approximately two vehicles. The front of the property is also tiered for ease of maintenance and has areas of gravel perfect for potted plants. There is access to the rear via the side where you will find the gas and electric meters.

Early viewing is advisable.



Ground Floor
28.6 sq.m. (308 sq.ft.) approx.

1st Floor
28.6 sq.m. (308 sq.ft.) approx.



TOTAL FLOOR AREA : 57.2 sq.m. (616 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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