



**14 Rock Park**  
Dartmouth  
Price £170,000

*Freeborns*  
ESTATE AGENTS

Situated in the highly desirable maritime town of Dartmouth, 14 Rock Park offers a fantastic opportunity to secure a bright and well-proportioned two-bedroom apartment with garden. Positioned perfectly to enjoy the peace of a residential enclave while remaining just moments from the bustling town centre, historic quays, and artisan eateries, this property is an ideal coastal escape, first-time buy, or low-maintenance investment.



# 14 Rock Park, Dartmouth, TQ6 9JG

## THE ACCOMMODATION COMPRISES:

(ALL MEASUREMENTS APPROX)

- 2 bedrooms
- 2nd bedroom would be a great home office or guest bedroom
- Gas central heating
- Walking distance to shops, and bus
- Rural views
- Opportunity to add to property portfolio
- Purpose built flat, lock up and leave potential
- Primary and secondary schools less than a kilometre away.

## SERVICES

Electricity, gas water and drainage are connected.

## OWNERS COMMENTS

14 Rock Park has been a great little investment for me. I have owned it for approximately 16 years and have had an excellent tenant who has been a joy.

The property was always meant as a retirement nest egg and now the time has come to cash it in and embrace a new lifestyle, a new adventure for me, maybe even a cruise.

I know that whether it is an investment buyer or maybe a first Home buyer they would love this flat with its open country views and its proximity to the town of Dartmouth.

## PROPERTY INFORMATION.

No Service charge or ground rent. Each residence handles the insurance separately. A 'cross over lease' is in place with the flat above so repairs are shared equally between 4 owners as and when maintenance issues arise.

## COUNCIL TAX BAND:A

## EPC:D

## LOCAL AUTHORITY

South Hams District Council

## CONSUMER PROTECTION FROM UNFAIR TRADING

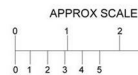
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verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regards to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested parties are advised to check availability and make an appointment to view before travelling to see a property.

## 14 Rock Park, Dartmouth

Approximate Gross Internal Area  
700 sq ft - 65 sq m

Bathroom  
5'11 x 5'7  
1.80 x 1.71m



SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY  
Produced by The Plan PortalPotterplans Ltd. 2026



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