

Holman Close, Dawlish, EX7 9TB



Detached bungalow enjoying an excellent position at the head of a favoured cul de sac. Offering well presented accommodation; Reception Hall, Cloakroom, Living/Dining Room, Kitchen, Conservatory, 2 Bedrooms, Bathroom. Secluded, Sunny Garden. Garage and Drive. No Onward Chain.

Tenure: Freehold. Council Tax Band: D. EPC: tbc.

£315,000

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Location

The property enjoys a great location in a small cul de sac of detached properties. It is just a few yards from the grounds of the leisure centre which is ideal for dog walking or playing. Also close by are regular bus services while the sea wall and beach is just a half mile walk away. Primary and secondary schools are about a mile and the town centre and railway station just a little further.

Accommodation

The property offers well-presented accommodation throughout, benefiting from uPVC double glazing and gas central heating.

Access is via the entrance hall, which includes a convenient cloakroom. The bright and spacious living/dining room features a bay window to the front, enjoying a pleasant open outlook. The kitchen is fitted with a range of base and wall units, complemented by a range of integrated appliances including fridge freezer, slimline dishwasher, microwave and electric oven and hob. It also enjoys an open aspect to the front, with a door providing side access.

An inner hallway leads to the remaining accommodation and has a useful storage cupboard. The principal bedroom is fitted with built-in furniture and opens into a conservatory, which in turn provides access to the rear garden. The second bedroom enjoys a lovely outlook over the garden. The modern bathroom is finished to a high standard, featuring fully tiled walls, a stylish vanity unit, and a WC with concealed cistern.

Outside

The garden is a particular feature of the property with open lawn to the front and a low maintenance, level garden to the rear. This a delightful place to relax or entertain as it enjoys plenty of privacy and sunshine throughout the day.

Parking

A long drive provides plenty of parking and leads to the garage which has power and light connected and a courtesy door to the rear garden.

Measurements

Living/Dining Room

5.90m x 3.83m (19'4" x 12'7")

Kitchen

3.22m x 2.33m (10'7" x 7'8")

Bedroom 1

3.82m x 2.84m (12'6" x 9'4")

Bedroom 2

3.24m x 2.35m (10'8" x 7'9")

Conservatory

2.94m x 2.19m (9'8" x 7'2")

Bathroom

2.22m x 1.89m (7'3" x 6'2")

Garage

5.22m x 2.50m (17'2" x 8'2")



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