



12 Broadmeadow View, Teignmouth
£180,000





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12 Broadmeadow View

Teignmouth

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: C

- IDEAL FIRST TIME BUY OR INVESTMENT PROPERTY
- NO ONWARD CHAIN
- TWO BEDROOM END OF TERRACE HOME
- COUNTRYSIDE VIEWS
- SEA GLIMPSES FROM SECOND BEDROOM
- FRONT AND REAR LOW MAINTENANCE GARDEN
- ALLOCATED PARKING
- DOUBLE GLAZING AND GAS CENTRAL HEATING



This well-presented two-bedroom home offers comfortable living with low-maintenance outdoor space and attractive countryside views. The property briefly comprises on the ground floor an entrance hallway with useful storage, spacious living room overlooking the rear garden and kitchen.

Upstairs, the property features two well-proportioned bedrooms, including a rear-facing principal bedroom and a second bedroom to the front enjoying views towards the Ness and the sea and a bathroom suite.

Externally, the property benefits from an easy-to-maintain rear garden, mainly laid to patio, with access to a designated parking area providing one allocated space. Additional features include outside power points, a tap, and pleasant countryside views to the rear.

Obscure uPVC double glazed door into...

ENTRANCE HALLWAY

Radiator. Cupboard housing combination boiler and fuse box. Telephone point.

KITCHEN

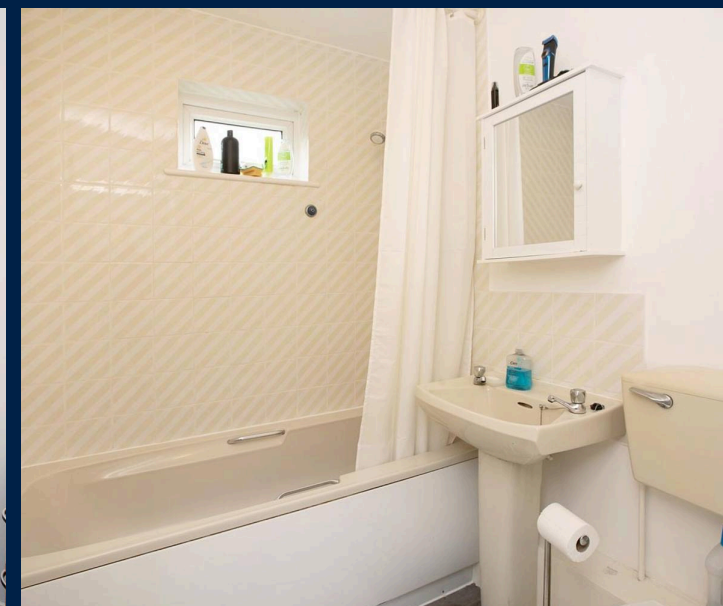
Fitted with a range of base units with tiled splash back and stainless steel sink and drainer, space for cooker, washing machine and fridge freezer. uPVC double glazed window to front aspect.

LOUNGE

Sitting at the back of the property is a spacious lounge/living room with radiator, obscure double glazed door and double glazed window overlooking the rear garden.

FIRST FLOOR LANDING

Access to loft space.





BEDROOM ONE

Two uPVC double glazed windows to rear aspect enjoying countryside views. Radiator.

BATHROOM

Fitted with a bath with mains powered shower over, obscure double glazed window to side aspect, pedestal wash hand basin, low level WC.

BEDROOM TWO

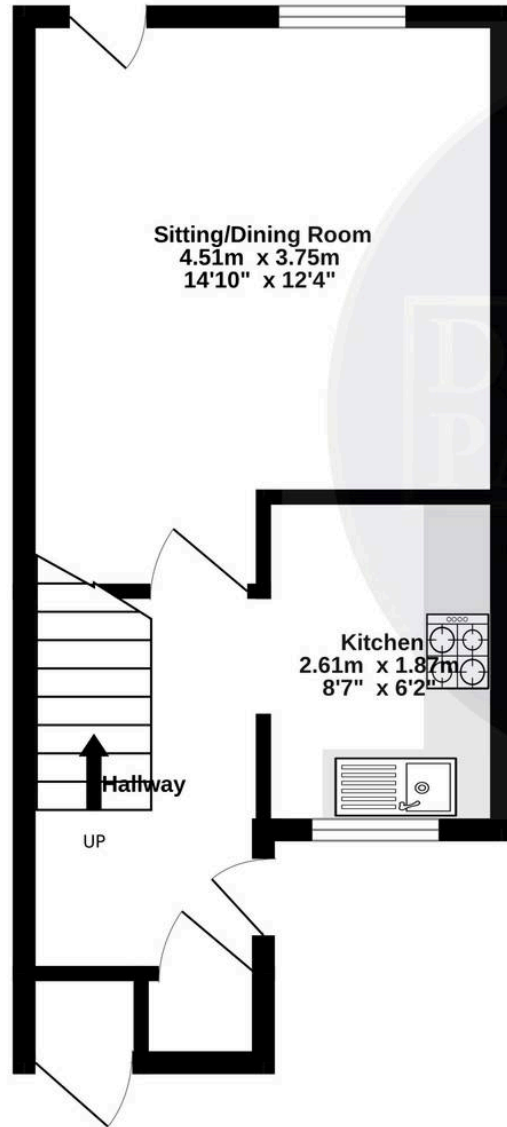
uPVC double glazed window to front aspect enjoying a view towards the Ness and the sea. Built in wardrobe. Radiator.

OUTSIDE

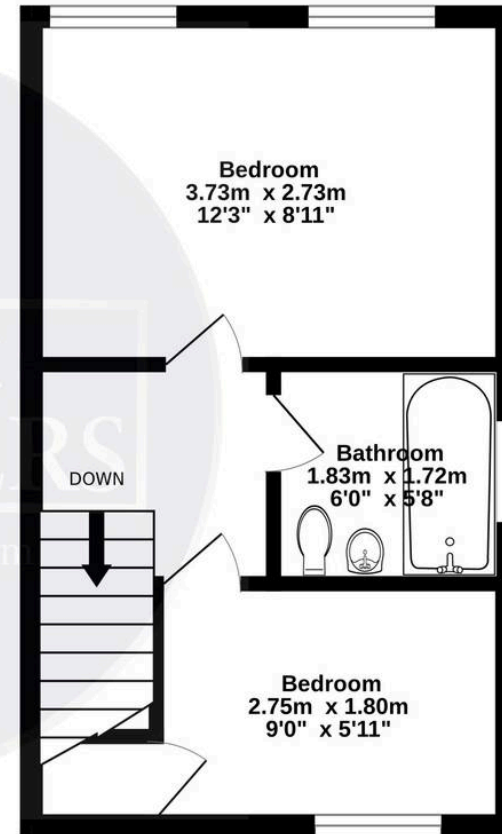
The garden to the rear is mainly laid to patio with a gate giving access to the rear parking area where the property has ONE ALLOCATED PARKING SPACE. The rear of the property enjoys some nice countryside views. Access leads around to the front of the property which is mainly laid to patio for ease of maintenance. External power points, outside tap and a useful brick built storage shed.



Ground Floor
27.4 sq.m. (295 sq.ft.) approx.



1st Floor
23.7 sq.m. (255 sq.ft.) approx.



TOTAL FLOOR AREA : 51.0 sq.m. (549 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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