



## 22 St. Davids Road, TEIGNMOUTH

£475,000 Freehold

Beautifully Appointed Detached Bungalow • Living Room with Sea Views • Modern Kitchen/Dining Room • Two Bedrooms & Study Area • Garden Room/Hobbies Room/Possible Bedroom Three • Utility Room • Bathroom & En Suite • Garden & Workshop • Driveway for Two Cars • EPC - C

### Contact Us...

01626 815815

teignmouthsales@chamberlains.co

6 Wellington Street  
Teignmouth  
TQ14 8HH

  
**chamberlains**  
the key to your home



This is a beautifully appointed and spacious detached bungalow which has two bedrooms, but is the same size as most three to four bedroom bungalows. In addition to the living room, kitchen/dining room and two bedrooms, there is a garden room/hobbies room/possible third bedroom, main bathroom, en suite, study area and utility room.

Stepping into the bungalow there is an entrance hallway with the living room to the left and the kitchen/diner to the right. The living room is a bright & spacious room with a built in book/display unit and large window overlooking the front of the property with stunning sea views. There is a study area off the living room with a window to the front offering sea views. The study leads through to the en suite bedroom through a hallway where there are built in wardrobes for the bedroom. The en suite bedroom is a bright room, with a window overlooking the rear garden and a modern en suite comprising an enclosed shower cubicle, WC, heated towel rail, wash hand basin with drawers below, obscure glazed window and sky light.

The other bedroom is a bright room with a window facing the rear of the property, as well as benefitting from a large built in wardrobe. There is a loft hatch in the hallway next to the bedroom with a ladder and this is where the boiler is housed. The bathroom has been fitted to a high standard and comprises a fully tiled shower enclosure, WC, heated towel rail, wash hand basin with drawers below and an obscure glazed window to the rear. The kitchen has been fitted to a high standard with a range of integrated and free standing appliances. There is a range of wall and base mounted units, four ring electric hob with additional two ring gas burner and extractor hood above, stainless steel sink and drainer and space for a fridge/freezer and dishwasher. The dining area is a bright space thanks to the window facing the front of the property. There is plenty of space for dining furniture along with a gas fireplace with remote control.

Leading on from the kitchen and into the utility room, there is space for a fridge/freezer & washing machine along with a range of wall and base mounted units, skylight and door with access into the garden. The garden room/hobbies room/possible third bedroom is another good sized room with access to the rear garden through patio doors.

The easy maintenance pretty rear garden is accessed via a walkway at the side of the property or through the utility room or garden room. There is a patio and lawn area with flower beds and plenty of space for flower pots, along with two power points, outside tap and an electric awning. There is also a workshop accessed from the garden with power and a skylight.

Driveway parking for two vehicles with access to the garden via a walkway to the side of the property.



No Onward Chain

Tenure: Freehold

Council Tax - Band D (£2,710.19 per year)

Mains Services - Gas, Water and Electric

Broadband Speed - Ultrafast 1000 Mbps (According to OFCOM)



