



****COMING SOON**** Spacious maisonette arranged over the top two floors of this attractive town centre property. It retains some period features and is well located for a range of shops, cafes, public transport and the beach. Offered with now onward chain and with a new 999 year lease. EPC - to be confirmed.

£175,000

01626 862379

www.fraserandwheeler.co.uk

FRASER & WHEELER

Accommodation

Front door to communal entrance hall with front door to;

Entrance Lobby

Stairs to the first floor hallway with doors to;

Living Room

5.75m x 4.45m (18'10" x 14'7")

An irregular shaped room retaining period features such as cornice ceiling, picture rail and feature marble fireplace with ornate tiled inlay. Two windows to the front aspect and arch to;

Kitchen/Breakfast Room

3.80m x 3.63m (12'6" x 11'11")

Fitted with a range of cupboard and drawer base and wall units, built-in electric double oven and hob, wall mounted gas boiler, breakfast bar.

Bedroom 3

3.70m x 2.85m (12'2" x 9'4")

Window to the rear aspect.

Bathroom

Fitted with a panelled bath, wash handbasin and WC. Built-in storage cupboard, opaque window.

Second Floor Landing

Large window to the rear aspect on the half landing and doors to;

Bedroom 1

5.51m x 4.26m (18'1" x 13'12")

A spacious irregular shaped room with fitted wardrobes to one wall, two windows to the front aspect with a bright open outlook over rooftops towards countryside in the distance.

Bedroom 2

4.06m x 3.75m (13'4" x 12'4")

Sloping ceiling and window to the rear aspect.

Tenure

The property will have the benefit of a new 999 year lease.

19 Queens Street, Dawlish, Devon, EX7 9HB
Telephone: 01 626 862379
Email: info@fraserandwheeler.co.uk
www.fraserandwheeler.co.uk

