



Templetown Court 8 Esplanade, Exmouth, EX8 1BQ

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This well presented, second floor, one bedroom apartment offers comfortable coastal living with stunning sea views.

Exmouth Sea Front / Exmouth Train Station 0.6 Miles / Exeter 11 Miles

• Available Now • Sea Views • Double Bedroom Built in Wardrobes • Open Plan Sitting/Dining Room • Appliances Included • EPC: C • Deposit: £1673 • Term: Long Term • Council Tax Band C • Tenant Fees Apply

£1,450 Per Calendar Month

01392 671598 | [rentals.exeter@stags.co.uk](mailto:rentals.exeter@stags.co.uk)

## DESCRIPTION

This well presented, second floor, one bedroom apartment offers comfortable coastal living with stunning sea views. The property features a bright open plan sitting and dining area with direct access to a private balcony overlooking the waterfront. The spacious double bedroom includes built in mirrored wardrobes, providing ample storage. The apartment comes fully equipped with appliances. Permit Parking Available. A garage is also available by separate negotiation. Council Tax Band C. Long Term Let. Available now.

## ACCOMMODATION

Front door opens into -

## HALLWAY

Storage cupboard with shelving. Doors to -

## KITCHEN

10'0" x 8'10"

Floor mounted cupboard and drawer units. Built in oven with four ring gas hob and extractor over. Sink with drainer and mixer tap. Brand New Integrated washer/dryer. Integrated dishwasher. Free standing fridge/freezer. Worcester Boiler. Window to the side aspect. Doors open into -

## OPEN PLAN LIVING AREA

## DINING ROOM

12'5" x 10'0"

A fitted feature chart dining table and fitted computer work station. Windows to the side and front aspect. Radiator.

## SITTING ROOM

15'5" x 12'1"

Gas fitted fire place, storage space and radiator. Window to the front aspect and door out to balcony.

## BEDROOM

12'5" x 9'11"

Fitted mirrored wardrobes, fitted bed with storage under. Window to the rear and radiator.

## BATHROOM

Bath with brand new shower over. Low level WC and wash hand basin with mirror over. Radiator, extractor fan and obscure window to the rear.

## SERVICES

Mains gas, electric and water. Council Tax Band C.  
Broadband speed - Ultrafast 2000 Mbps/2000 Mbps  
Phone Coverage - EE, Vodafone - Strong / Three and O2 Average  
Provided by Ofcom.

## OUTSIDE

Communal garden + courtyard and option of garage under separate negotiation. Permit Parking Available.

## SITUATION

A sought after coastal postcode in Exmouth, located along the seafront with direct access to the town's promenade and beach.

The area sits on the eastern side of the Exe Estuary, where the river



meets the sea, offering expansive coastal views and easy access to waterside walks, cycling routes, and sailing activities. It's particularly popular for its relaxed seaside atmosphere and scenic outlook.

You're within easy walking distance of Exmouth town centre, which provides a range of shops, cafés, restaurants, and everyday amenities, as well as a train station with connections to Exeter and beyond.

Overall, the location combines convenience with a strong lifestyle appeal ideal for those wanting beachfront living with amenities close at hand.

### LETTING

The property is available to let on an assured periodic tenancy, unfurnished or part furnished and is available immediately. RENT: £1450 pcm exclusive of all charges. DEPOSIT: £1673 returnable at end of tenancy subject to any deductions (all deposits for a property let through Stags are held on their Client Account and administered in accordance with the Tenancy Deposit Scheme and Dispute Service). References required viewings strictly through the agents. The Landlord would prefer no pets residing at this property.

### HOLDING DEPOSIT AND TENANT FEES

This is to reserve a property and set off against the first month's rent and deposit.

The Holding Deposit (equivalent of one weeks rent) will be withheld

if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to Rent check, provide materially significant false information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing). For full details of all permitted Tenant Fees payable when renting a property through Stags please refer to the Scale of Tenant Fees available on Stags website, office or on request.

### TENANT PROTECTION

Stags is a member of the RICS Client Money Protection Scheme and also a member of The Property Redress Scheme. In addition, Stags is a member of ARLA Propertymark, RICS and Tenancy Deposit Scheme.

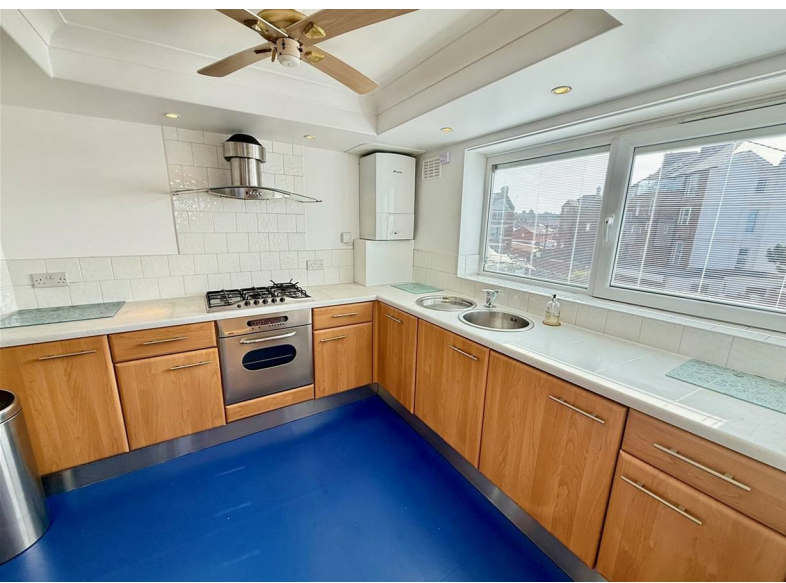
### RENTERS' RIGHTS ACT

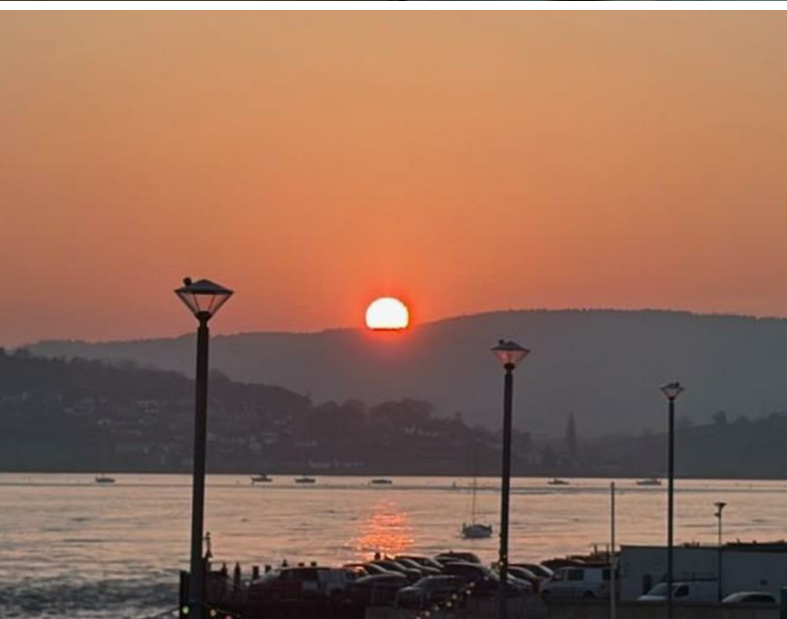
The first phase of the Renters Rights Act was implemented on the 1st May 2026.

The legislation introduced many reforms affecting how tenancies are conducted.

This includes the introduction of the month to month Assured Periodic Tenancy ending the fixed term agreement and the abolition of section 21 notices now utilising the amended Section 8 notice provisions plus other reforms.

For further information and guidance please contact our offices or visit our Renters Rights Hub at [Stags.co.uk](http://Stags.co.uk).





*IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Tenants must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.*



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@StagsProperty



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
92-100	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		
Not energy efficient - higher running costs			
		74	80
England & Wales		EU Directive 2002/91/EC	