

Orchard Gardens, Dawlish, EX7 9HE



lovely views are on offer from this character terraced family home. The property comprises of three bedrooms, sea, town and country side views, family bathroom, good size kitchen/diner, cosy lounge with box bay window to the front. To the rear of the property is a Leen to and enclosed garden. FREEHOLD, COUNCIL TAX BAND - C, EPC - C.

Guide Price £200,000

01626 862379

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FRONT DOOR TO

ENTRANCE HALL

Stairs leading to the first floor and door to:

SITTING ROOM

Box bay window to the front, gas fire with tiled inset and wood mantle over, radiator.

DINING ROOM

Gas fire, window to the rear, wood flooring, open to the kitchen, radiator, door to the rear lobby and door to the sitting room.

KITCHEN

Base and eye level units, work surfaces over, stainless steel sink and double drainer, window to the rear and cooker point.

REAR LOBBY

Door to the lean to.

LEAN TO

A useful storage area with access to the rear garden.

FIRST FLOOR LANDING

Doors to:

BEDROOM 1

Box bay window to the front with lovely views over the town, towards the sea and Luscombe Estate, radiator and wood flooring.

BEDROOM 2

Window to the rear, and radiator.

BEDROOM 3

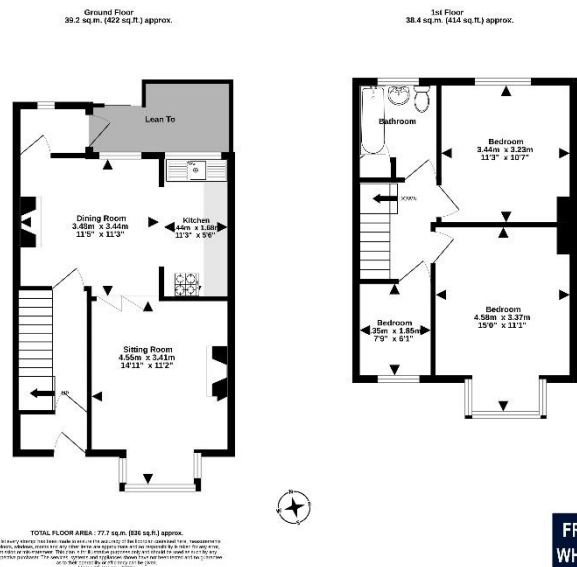
Window to the front, radiator and wall mounted gas central heating boiler.

BATHROOM

Suite comprising panelled bath, pedestal wash hand basin and WC, part tiled walls and window to the rear.

OUTSIDE

To the front of the property is a path to the front door and garden with established shrubs. To the rear is an enclosed garden with lawn, feature pond and storage shed.



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