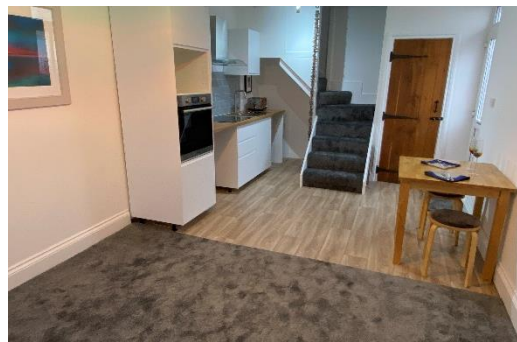


Brook Street, **Dawlish**, EX7 9AJ

Newly decorated town cottage with a recently fitted kitchen and new carpets offering superbly presented accommodation. Conveniently located for the town centre and Manor Gardens.

Open plan living space, double bedroom, smart bathroom, gas central heating and uPVC double glazing.

Tenure: Freehold. Council Tax Band: A. EPC: D EPC - D.

£160,000

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## Location

The property is conveniently located for the town centre which offer a range of independent shops and cafes as well as excellent transport links with regular bus and rail services. The beach and Manor Gardens are also located nearby.

## Accommodation

The cottage offers superbly presented accommodation having recently been decorated and fitted with new flooring and kitchen. The cottage feel is enhanced by lovely wooden latch doors and irregular shaped rooms.

UPVC double glazed front door opening into the open plan living space with a comfortable lounge area and room for table and chairs. Newly fitted kitchen with white base and wall units with complementary wood effect work surfaces with ceramic hob and built-in electric oven. Useful utility room with window.

On the first floor is a landing which leads to the double bedroom and bathroom which is smartly presented with a white sweet with mains shower over the large bath with full height tiling surround and heated towel rail. Sent from my iPhone

## Outside

There is no outside space with the cottage however, Manor Gardens are just a few yards away providing a suitable place to relax.

## Measurements

### Living Room / Kitchen

5.58m x 3.26m (18'4" x 10'8")

### Bedroom

3.92m x 3.66m (12'10" x 12'0")



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