



Detached property

**Oak Hill Cross Road | Teignmouth | TQ14 8TN**



thoroughly good property agents



PROPERTY TYPE

Detached House



SIZE



LOCATION

Devon



AGE

1950s, 1960s and 1970s



BEDROOMS

5



RECEPTION ROOMS

0



BATHROOMS

3



WARMTH

...



PARKING

Garage, Off Road Parking



OUTSIDE SPACE

Garden, Balcony



EPC RATING

TBC



COUNCIL TAX BAND



### in a nutshell...

- Stunning Sea views
- Self contained Annex
- Plentiful parking
- Quiet location
- Large Sun Terrace
- Gas central heating





## the details...

Check out this substantial detached property, with five bedrooms, comprising of a main property with three double bedrooms, one ensuite, and a spacious, self-contained ground floor annex with two further bedrooms, with a garage, plentiful parking and breathtaking sea views, in a quiet location in the popular seaside town of Teignmouth.

A wide driveway provides parking for at least four cars in front of double gates which open to reveal parking for up to three more in front of the single garage/workshop, and steps lead to the entrance.

Inside, it is nicely presented with light and neutral decor throughout, and it feels warm and welcoming with gas central heating and double glazing.

The fabulous entrance hallway has a staircase to the first floor with cupboard beneath, and doors to the annex, the kitchen and living room.

The kitchen is a good size with plenty of hardwood worktop space and a range of fitted units with matching wall cabinets providing ample storage, complete with under-cabinet feature lighting. There is a sink and mixer tap, a built-in fan-oven with a gas hob and filter hood above, space for a fridge, and an adjacent utility room has a sink and storage and hidden in a cupboard is space and plumbing for a washing machine and tumble dryer.

The living room is a generous size and is filled with light from a bay window offering stunning views over the garden and the sea beyond, and an elegant, Minster-style fireplace is fitted with a living-flame gas fire, making a nice feature and focal point for the room. The room flows through an archway into the dining room with another sea view and plenty of space for a table and seating, perfect for a dinner party or a family celebration, and at the opposite end of the living room is a fabulous sunroom with French doors to the driveway and another pair to the terrace with more of the stunning sea views.

Upstairs, there are three double bedrooms, two having breathtaking panoramic sea views, the master bedroom with an ensuite shower room, and the third with a vaulted ceiling, eaves storage



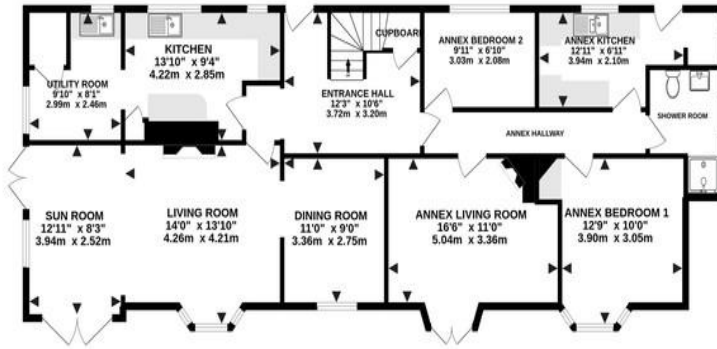
## what the owner loves most...

How private and safe the area is, they have been very happy here for many years. They have always loved the stunning views and the parking for his cars.



# the floorplan...

**GROUND FLOOR**  
1373 sq.ft. (127.5 sq.m.) approx.



**1ST FLOOR**  
1031 sq.ft. (95.7 sq.m.) approx.



**TOTAL FLOOR AREA: 2403 sq.ft. (223.3 sq.m.) approx.**

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**bear in mind...**

The property is perfect for someone wanting to put their own stamp on their new detached home in a quiet location.

## the location...

Teignmouth has a great deal to offer, not least its superb sandy beach, award winning children's play area and the nearby golf courses. Water sport activities are well catered with two sailing clubs, deep water moorings and a diving school. This picturesque town has a Victorian Pier, a new theatre, a wide selection of bars and restaurants, and well-known shops and supermarkets including Lidl and Morrisons. It also benefits from easy access to the A380, the mainline railway station at Teignmouth and the International Airport at Exeter.

### Shopping

Late night pint of milk: Co-op, approx. 299 ft  
Teignmouth town centre: Approx. 167 ft  
Supermarket: Lidl 0.2 miles

### Relaxing

Beach: Teignmouth 0.2 miles  
Eastcliff Park: 0.5 miles  
Teignmouth Golf Course: 2.6 miles

### Travel

Bus stop: Orchard Gardens, approx. 151 ft  
Train station: Teignmouth 0.3 miles  
Main travel link: A380 8.7 miles  
Airport: Exeter 18.7 miles

### Schools

Hazeldown Primary School: 1.3 miles  
Teignmouth Community School: 0.4 miles  
Trinity School: 1.1 miles





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