



A fabulous mid-terraced family home with three bedrooms, a conservatory, an enclosed rear garden, garage and parking, in the seaside resort of Dawlish!

4 Copp Path | Dawlish | EX7 9SR





PROPERTY TYPE

Mid Terraced House
Freehold



SIZE

776 sq ft



LOCATION

Town



AGE

1950s, 1960s and 1970s



BEDROOMS

3



RECEPTION ROOMS

1



BATHROOMS

1



WARMTH

Gas Central Heating



PARKING

Garage & Off Road Parking



OUTSIDE SPACE

Garden



EPC RATING

71 (C)



COUNCIL TAX BAND

B



in a nutshell...

- Three Bedrooms
- Rear Conservatory
- Close to Local Schools
- Immaculate Condition Throughout
- Garage & Allocated Parking
- Well Maintained Garden
- Fantastic Buy-to-Let or First Home
- Gas Central Heating & Double Glazing Throughout



the details...

Check out this fabulous mid-terraced family home with three bedrooms, a conservatory, an enclosed rear garden and parking, in the seaside resort of Dawlish.

Inside, it is well-presented with light and neutral décor throughout and feels warm and welcoming with gas central heating and double-glazing. The accommodation comprises of, on the ground floor, an entrance hallway with a staircase to the first floor, a kitchen with plenty of cupboard and worktop space, a generously sized L-shaped living room with an under-stairs cupboard and plenty of light from a window and a door to the conservatory, which makes a great additional reception room and has French doors to the rear garden.

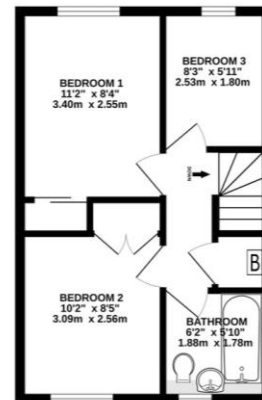
Upstairs, there are three bedrooms, two doubles and a single, a family bathroom containing a bath with a shower over, a basin and a WC and there is an airing cupboard above the stairs, containing the gas combi-boiler that provides the central heating and hot water on demand.

Outside, the rear garden is fully enclosed making it safe for children and pets, is low-maintenance with a small lawn and paving and is perfect for a family barbecue. A gate at the rear provides alternative access to the parking area where there is space for one, possibly two cars, with more available on-road nearby if required.

GROUND FLOOR
432 sq.ft. (40.2 sq.m.) approx.



1ST FLOOR
344 sq.ft. (32.0 sq.m.) approx.



TOTAL FLOOR AREA: 776 sq.ft. (72.1 sq.m.) approx.

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the location...

Dawlish has a great deal to offer with its stunning sandy beaches, local shops, public houses, highly regarded primary and secondary schools ideal for a growing family and a railway station to the town centre of Newton Abbot, Teignmouth and Exeter City Centre where you can find a host of different amenities. This seaside town is also only a short walk away from Dawlish Warren where you can find a host of different activities. It also benefits from easy access to the A380 making it convenient for commuters to Exeter Airport and Exeter City Centre.

Shopping

Late night pint of milk: Central Convenience Store 0.8 mile
Dawlish town centre: 1.3 mile
Supermarket: Gerald's 2.8 miles

Relaxing

Beach: Dawlish 1 mile
Oaklands Park: 0.9 mile
Dawlish Lawn: 1.1 miles

Travel

Bus stop: Coronation Avenue, 0.5 mile
Train station: Dawlish 1 mile
Main travel link: A380 5.3 miles
Airport: Exeter 18.3 miles

Schools

Orchard Manor School: 0.2 mile
West Cliff Primary Academy: 0.7 mile
Gatehouse Primary Academy: 1.9 miles

Please check Google maps for exact distances and travel times.

Property postcode: **EX7 9SR**

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