



- FIRST FLOOR APARTMENT IN THE TOWN CENTRE
- CONVENIENTLY LOCATED FOR AMENITIES AND SEAFRONT
- SECURE TELEPHONE ENTRY SYSTEM
- ENTRANCE HALL
- RECEPTION/SITTING ROOM
- KITCHEN
- BEDROOM WITH EN-SUITE SHOWER ROOM

**Brunswick Street, Teignmouth, TQ14 8AE**

**£75,000**

Opportunity to purchase a first floor apartment situated just a few steps away from the Den on Teignmouth seafront, with easy access to all local amenities, Teignmouth's seafront beach and river beach. The first floor apartment forms part of a converted town house and briefly comprises; entrance hallway, reception room/lounge, kitchen, bedroom, en-suite shower room.





## Property Description

Telephone entry control unit.

uPVC obscure double glazed communal entrance door into...

### ENTRANCE VESTIBULE

Door through to...

### COMMUNAL HALLWAY

Tastefully decorated. Stairs rising to the first floor.  
Door to...

### APARTMENT 3

Door to...

### ENTRANCE HALLWAY

Wall mounted telephone entry control unit. Doors to...

### RECEPTION ROOM/SITTING ROOM/LOUNGE

uPVC double glazed window overlooking the rear aspect, wall hung electric heater, squared arch through to...

### KITCHEN

Cupboard and drawer base units under laminate rolled edge work surfaces with single drainer stainless steel sink unit and mixer tap over, tiled splash backs, plumbing for washing machine, further appliance spaces, corresponding eye level units, fitted extractor hood.

### BEDROOM

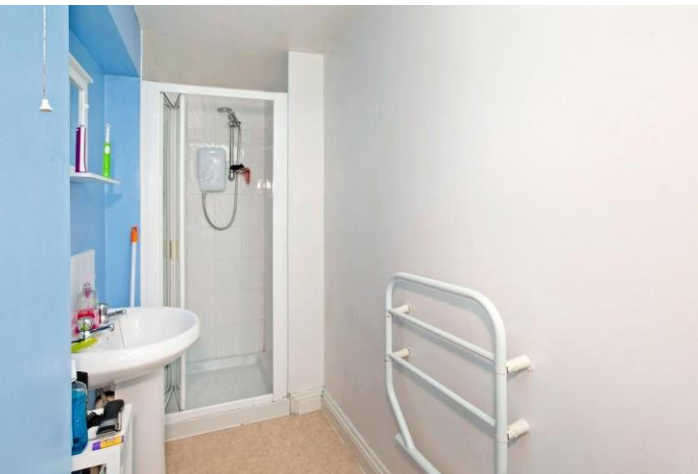
uPVC double glazed window to rear aspect, wall mounted electric heater. Door through to...



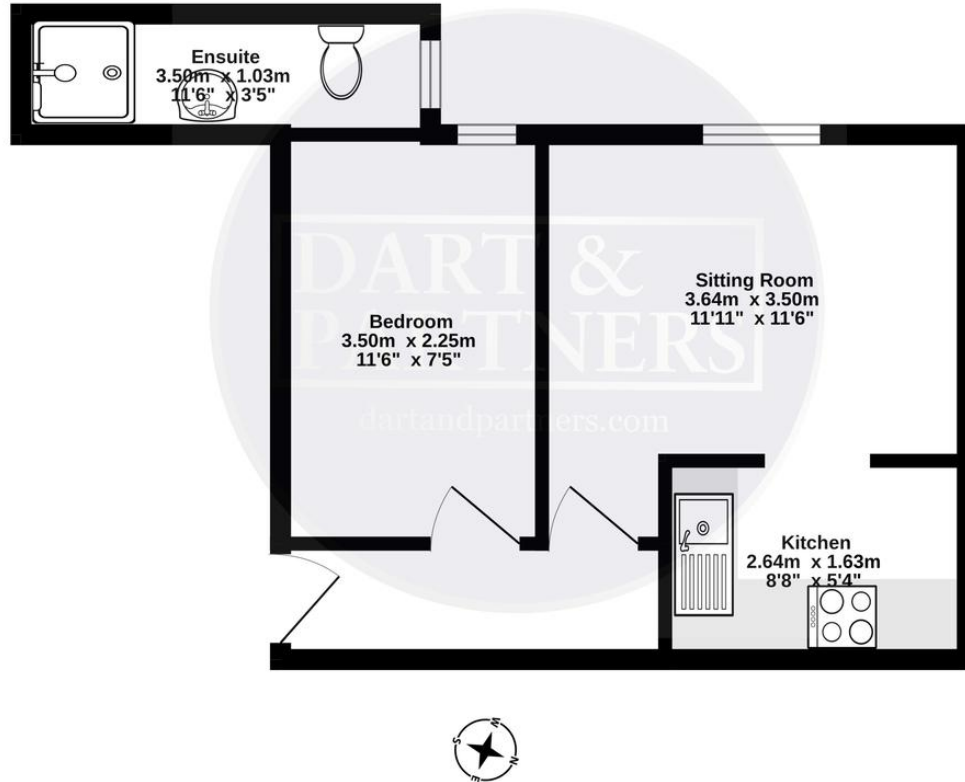


### EN-SUITE SHOWER ROOM

White suite comprising pedestal wash hand basin with tiled splash back, low level WC, tiled shower cubicle with glazed door/screen, fitted shower, fitted extractor, heated towel rail, uPVC obscure double glazed window.



**1st Floor**  
**30.1 sq.m. (324 sq.ft.) approx.**



**TOTAL FLOOR AREA : 30.1 sq.m. (324 sq.ft.) approx.**

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**MATERIAL INFORMATION** - Subject to legal verification

Leasehold/Commonhold/Share of Leasehold/Shared Freehold: TBC

Length of Lease: TBC

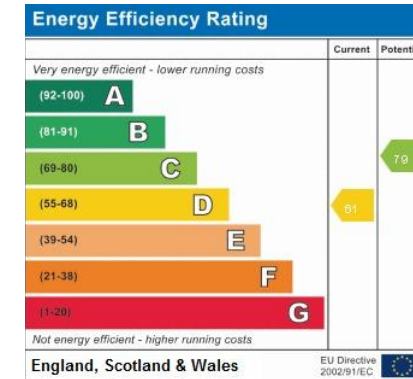
Annual Ground Rent: TBC

Ground Rent Review: TBC

Annual Service Charge: TBC

Service Charge Review: TBC

Council Tax Band A



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