



BRUNSWICK PLACE, DAWLISH, EX7 9PB  
OIEO £140,000





Situated in the heart of Dawlish is this three bedroom first floor apartment within a Grade 2 listed building providing spacious accommodation briefly comprising; open plan kitchen/living room, three bedrooms, cloakroom, shower room, gas central heating. Offered with **NO ONWARD CHAIN**.

Timber front door opens into...

#### RECEPTION HALL

With doors to principal rooms and door giving access to fire escape.

#### OPEN PLAN LIVING ROOM/KITCHEN

Matching range of wall and base unit with roll top work surface over, inset stainless steel sink drainer, space for electric cooker, space for fridge freezer, wall mounted gas boiler supplying domestic hot water and gas central heating, two radiators, two sash windows to side elevation.

#### CLOAKROOM

With low level WC and wash hand basin.

#### BEDROOM ONE

With sash window to side elevation, radiator, power points.

#### BEDROOM TWO

Sash window to side, radiator, power points.

#### BEDROOM THREE

Sash window to side, radiator, power points, built in cupboard.

#### SHOWER ROOM

White suite comprising close coupled WC, wash hand basin, glazed shower enclosure, extractor fan, tiled splash backs.

**MATERIAL INFORMATION** - Subject to legal verification

Leasehold:

Length of Lease: 999 years from 2019

Annual Ground Rent: Peppercorn ground rent

Ground Rent Review: TBC

Annual Service Charge: Approx. £610 p/annum

Service Charge Review: TBC

Council Tax Band A

