



A spacious three-bedroom terraced family home. The property is located in a private cul de sac road and benefits from its own garage. There are stunning views on offer across Teignmouth and out to the sea.

5 Bishop Wilfrid Road | Teignmouth | TQ14 9BN





PROPERTY TYPE

Mid Terraced House



SIZE

1132 SQ FT



LOCATION

Teignmouth



AGE

1950s, 1960s and 1970s



BEDROOMS

3



RECEPTION ROOMS

1



BATHROOMS

1



WARMTH

Central Heating



PARKING

Garage



OUTSIDE SPACE

Patio



EPC RATING

C 75



COUNCIL TAX BAND

C



### in a nutshell...

- Family Home
- Well Presented Throughout
- Desirable Location
- Close to Local Transport Links
- Cul De Sac Location
- Three Spacious Bedrooms
- Sea Views
- Garage







## the details...

### THE PROPERTY

Check out this deceptively spacious, mid-terrace family home with three bedrooms, a garage, garden, and fabulous sea views, in a quiet and exclusive cul-de-sac location, in the popular seaside town of Teignmouth.

Inside, it is nicely presented with light and stylish decor, it feels warm and welcoming with an air-source heat pump and double glazing, and is arranged over four half-floors, offering a versatile and deceptively spacious living space.

The accommodation briefly comprises, on the lower ground floor, a large entrance porch, a convenient cloakroom with a WC and basin, and a large store cupboard, on the ground floor, a modern kitchen with plenty of solid worktop and cupboard space, a fan-oven, ceramic hob, floor space for an upright fridge/freezer, space with plumbing for a washing machine, and a door to the rear garden, a dining room, perfect for any occasion, and a generously-proportioned living room with a picture window to the front filling the room with light and from where there is a fabulous view of the Ness, the Teign Estuary and the sea.

On the first floor, there are two excellent double bedrooms, one with a stunning sea view, and the other with a built-in cupboard, off the landing is a cupboard containing the unvented hot water cylinder for the heat pump, and completing the 1st floor a family bathroom containing modern suite comprising an L-bath with a shower over, a vanity unit, a WC, and a chrome heated towel rail, and up again, on the top floor is the third bedroom, a good single with a built-in cupboard, currently used as a study, ideal for those working from home.

Outside, the rear garden is well maintained and is mostly paved with well-stocked borders of plants, shrubs and ornamental trees including a palm.

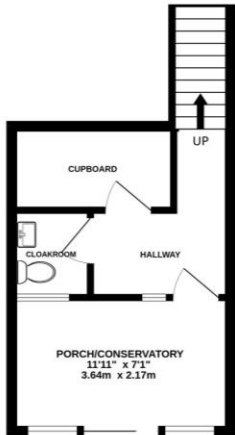
There is a single garage in a block nearby, and additional parking on-road if required.



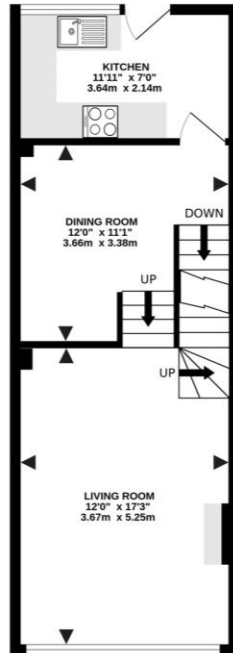


# the floorplan...

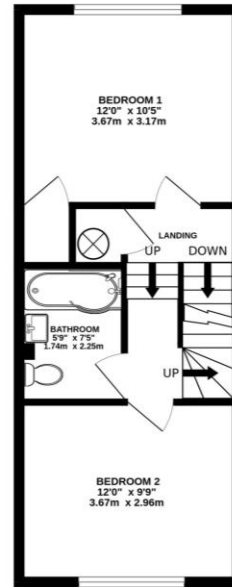
LOWER GROUND FLOOR  
222 sq.ft. (20.6 sq.m.) approx.



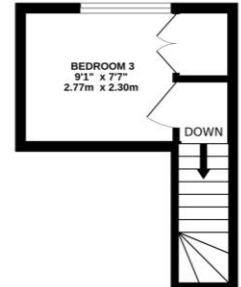
GROUND FLOOR  
420 sq.ft. (39.0 sq.m.) approx.



1ST FLOOR  
378 sq.ft. (35.1 sq.m.) approx.



2ND FLOOR  
112 sq.ft. (10.4 sq.m.) approx.



TOTAL FLOOR AREA : 1132 sq.ft. (105.2 sq.m.) 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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## 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: Tesco Garage 0.6 mile

Town centre: 1.1 miles

Supermarket: Morrisons 1 miles

### Relaxing

Beach: Teignmouth 1.3 miles

Park: Eastcliff Park: 1.4 miles

Teignmouth Golf Course: 1.2 miles

### Travel

Train station: 1.2 miles

Main travel link: A380 3.4 miles

Airport: Exeter Airport 17.2 miles

### Schools

Hazeldown Primary School: 1.7 miles

Teignmouth Community School: 1.1 miles

Trinity School: 1.4 miles

Please check Google maps for exact distances and travel times.

Property postcode: **TQ14 9BN**

## how to get there...

From our office head north-west on Clampet Ln towards Orchard Gardens- 148 ft. Turn right onto Orchard Gardens - 381 ft. Slight right onto Fore St - 102 ft. At the roundabout, take the 1st exit onto Bitton Park Rd/Exeter Rd/A379. Continue to follow Bitton Park Rd/A379 - 0.5 miles. Turn right onto Mill Ln - 0.4 miles. Turn right onto Bishop Wilfrid Rd and the property can be found on the right hand side.







Need a more complete picture? Get in touch with your local branch...

Tel [01626 870 870](tel:01626870870)  
Email [teignmouth@completeproperty.co.uk](mailto:teignmouth@completeproperty.co.uk)  
Web [completeproperty.co.uk](http://completeproperty.co.uk)

Complete  
13 Wellington Street  
Teignmouth  
Devon  
TQ14 8HW

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