



A spacious two-bedroom retirement flat in the south after building of Royal Court. With sea views throughout the property and two double bedrooms, this property has a lot to offer. It is within walking distance of the town centre and local public transport links.

Den Crescent | Teignmouth | TQ14 8BR





PROPERTY TYPE

Retirement Flat



SIZE

807 SQ FT



LOCATION

Teignmouth



AGE

1980s to 1990s



BEDROOMS

2



RECEPTION ROOMS

2



BATHROOMS

1



WARMTH

Central Heating



PARKING

On Road Parking



OUTSIDE SPACE



EPC RATING

81 B



COUNCIL TAX BAND

D



in a nutshell...

- Chain Free
- Two Double Bedrooms
- Close to Sea Front
- Close to Town Centre
- Close to Local Public Transport
- Retirement Property
- Two Toilets
- Spacious Flat
- Sea Views



the details...

THE PROEPRTY

Located in the desirable seaside town of Teignmouth lies this spacious two bedroom retirement flat. Situated in the sought after building of Royal Court this flat is perfectly located for access to the town centre, public transport and the beach. The flat itself is located on the top floor of the building and benefits from beautiful sea views.

As you enter through the communal doors a large communal foyer greets you. There is access to the house managers office and a variety of seating areas perfect for sitting and greeting guests. We then need to head down the hallway and take the lift to the fourth floor. Once out the lift take a left down the hallway and the flat door is located on the right hand side.

STEP INSIDE

Stepping through the front door brings you to a spacious and welcoming hallway. There is access to storage cupboards and doors to primary rooms. Heading to the right-hand side brings us to the lounge/diner. This is a large, light and airy room providing stunning sea views across to the pier. To the centre of the lounge area is a feature electric fireplace with surround and hearth. There is ample space for both lounge and dining furniture and there are double doors opening into the kitchen. The kitchen has plenty of storage space both floor and wall mounted with work surface space over. There is an integral oven, hob and sink. There is also plenty of space for fridge, freezer and potentially dish washer. To the front of the kitchen is a small breakfast bar area placed in front of the window which presents stunning sea views.

Back into the hallway and there is access to both bedrooms, WC and bathroom. The WC has a low level toilet and a wash hand basin. The bathroom is at the end of the hallway and includes a low level WC, large walk in shower cubicle with shower seat, vanity unit wash hand basin with storage over and under. The bathroom has tiled walls throughout. Both bedrooms in the property are doubles. They both have stunning sea views and provide ample space for bedroom furniture. The main bedroom has an integral double storage cupboard.

ROYAL COURT

The building of Royal Court is tailored for retirement living and is in a great location. Within walking distance you will be in the town centre which provides access to both bus and train services. You are also a stones throw away from the sea front and can feel the sand between your toes within minutes.

Royal court has parking (subject to availability), a laundry room accessible for residence and guest suites for any family that come to say (these must be booked through the house manager).

LEASEHOLD

£4300PA INC GROUND RENT, BUILDING INSURANCE AND WATER
99 YEARS LEFT ON THE LEASE



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

Town Centre: 0.2 miles

Supermarket: 0.3 miles

Relaxing

Teignmouth Beach: 0.1 mile

Teignmouth Golf Course: 2.8 miles

Teignmouth Bowls Club: 0.1 mile

Travel

Local Bus Stop: 0.1 mile

Train Station: 0.3 miles

Exeter Airport: 17.6 miles

Please check Google maps for exact distances and travel times.

Property postcode: TQ14 8BR

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

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Email **teignmouth@completeproperty.co.uk**
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FIRST FLOOR



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