



A two-bedroom, second-floor apartment, situated in the seaside town of Dawlish.

Apartment 2, 11 Beach Street | Dawlish | EX7 9PN





PROPERTY TYPE

Second-floor apartment



SIZE

710 sq ft



LOCATION

Town



AGE

TBC



BEDROOMS

2



RECEPTION ROOMS

1



BATHROOMS

1



WARMTH

Gas central heating



PARKING

On road parking



OUTSIDE SPACE

None



EPC RATING

72



COUNCIL TAX BAND

A



### in a nutshell...

- Intercom access system
- Communal lobby
- Modern kitchen
- Family bathroom
- Close to local amenities and transport links
- A stone's throw from the beach
- Viewing highly recommended



## the details...

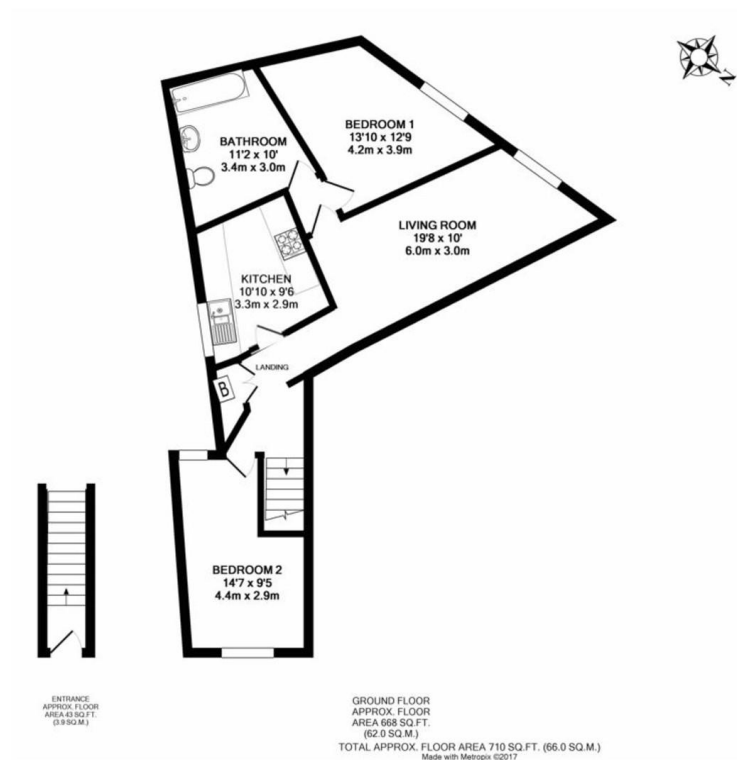
A spacious, two-bedroom, second-floor apartment, centrally located close to the beach, shops and eateries in the seaside town of Dawlish.

There is an intercom from the ground-floor entrance, a tiled communal lobby, shared by two flats, and a staircase to the entrance on the first floor.

Inside, a staircase leads to the second floor, where a landing has a large cupboard containing the combi-boiler. The living/dining room is a good size, with plenty of natural light and views over the park and river, and there is room for a table and seating for four, ideal for any occasion.

The kitchen has a wood-effect vinyl floor and is a wide, galley-style. Dark worktops, on either side, with a range of light, wood-effect high and low-level units provide ample cupboard space. There is a built-in fan oven, with a gas hob and extractor hood above, floor space for an upright fridge/freezer, and beneath the stainless draining board for a washing machine.

There are two double bedrooms, both light and airy, the larger with views towards the park and river, and the bathroom is spacious, with a durable vinyl floor, and contains a white suite comprising a bath, shower and glass screen above, a WC and pedestal basin.





## 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: One Stop 0.2 miles

Town centre: 0 miles

Supermarket: Co-op 0.1 miles/Sainsbury's 1.9 miles

## Relaxing

Beach: 0.2 miles

Park: 0.1 miles

## Travel

Bus stop: 0.1 miles

Train station: 0.1 miles

Main travel link: A380 6.5 miles

Airport: Exeter 15.6 miles

## Schools

Gatehouse Primary School: 1.1 miles

Dawlish Community College: 0.4 miles

Please check Google maps for exact distances and travel times.

Property postcode: EX7 9PN

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## how to get there...

From our Teignmouth Office, continue on Brunswick Street towards Carlton Place, turn left onto Orchard Gardens, slight right onto Fore Street. At the roundabout, take the 3rd exit onto Exeter Road. At the roundabout, take the 1st exit onto Myrtle Hill. Turn left onto Dawlish Street, continue to follow for approximately 3 miles. Turn right onto Piermont Place, then turn left onto Station Road. Turn left onto Richmond Place. You will find the property on the left.

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