Morningside, **Dawlish**, EX7 9SL









Well presented semi detached house enjoying an excellent position at the end of a cul-de-sac. The accommodation offers gas central heating and uPVC double glazing and comprises living/dining room, kitchen, two bedrooms and bathroom.
Outside is a generous level and enclosed garden and there's also a parking space.
Tenure: Freehold. Council Tax Band: B EPC - C.

£190,000

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Location
The property benefits from an excellent position at the end of a cul de sac close to open parkland. It is located about a mile from the town centre and beach and is well served by regular bus services running nearby.

Accommodation
The property offers well presented accommodation with uPVC double glazed windows and gas central heating with radiators to the living room and bedrooms. Entry to the property is to the kitchen which is fitted with a comprehensive range of base and wall units with space for appliances and plumbing for washing machine. There is a pleasant outlook to the front aspect and an arch to the sitting room which has patio doors opening on to the rear garden and stairs to the first floor.

On the first floor are two bedrooms and a bathroom. The main bedroom is a comfortable double with windows to the front and side aspects and the second bedroom is a single with an outlook to the front aspect. The bathroom is fitted with a white suite with a shower over the bath and fully tiled walls.

Outside
The garden is a particular feature of the property with open plan grass to the front and a gate providing access to the rear garden. A paved patio area provides a lovely place to relax with a raised deck area to one side. There is an area of lawn.

Parking
To the front of the property is an allocated parking space.

Measurements

Sitting Room
13'3" x 12'9" (4.04m x 3.89m)

Kitchen
12'9" x 5'11" (3.89m x 1.80m)

First Floor

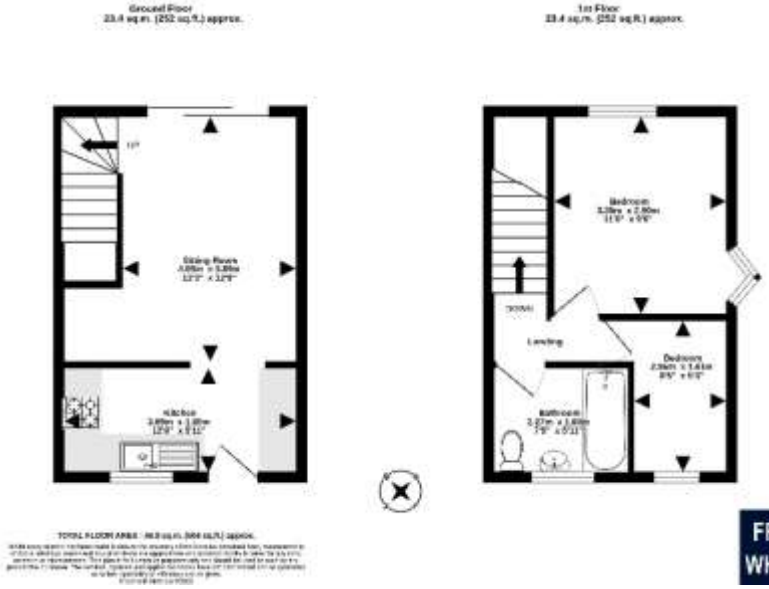
Bedroom 1
11'0" x 9'6" (3.35m x 2.90m)

Bedroom 2
8'5" x 5'3" (2.57m x 1.60m)

Bathroom
7'5" x 5'11" (2.26m x 1.80m)







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