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10 Highwell Road, Seaton, EX12 2RR

Asking Price £225,000 Freehold

- A mid terrace house
- Three bedrooms & useful loft room
- Gas central heating
- NO ONWARD CHAIN
- Popular town centre location
- Open plan living/dining room
- Enclosed rear Garden
- Modernisation required throughout
- Small conservatory
- Sealed unit double glazing

Tanyards Court, Queen Street, Seaton, Devon, EX12 2NY
01297 24022

salesseaton@harrisandharrisestates.co.uk
https://www.harrisandharrisestates.co.uk

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This is a mid terrace three storey house located in a popular, highly convenient location within walking distance of the town centre amenities and sea front.
The property requires modernisation and updating throughout but does offer excellent potential to create a comfortable home or indeed investment property.
The accommodation briefly comprises on the ground floor an open plan living and dining room, adjoining kitchen, small conservatory, garden WC and further outhouse storage/WC.
On the first floor are three bedrooms (one single and two doubles) and a family bathroom. Moving to the second floor there is a good sized loft room.
Outside, to the rear of the property is an enclosed garden which is accessed via a pedestrian pathway.
NO ONWARD CHAIN.

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Council Tax Band: C





THE ACCOMMODATION

GROUND FLOOR

ENTRANCE
Front door leading to

HALLWAY
Stairs rising to first floor, parquet flooring, understairs storage cupboard, radiator, leading to

LIVING ROOM
13'10" x 11'9" (4.230 x 3.589)
Aspect over the front of the property, fireplace, bow window, sliding doors to

DINING AREA
12'4" x 10'10" (3.760 x 3.315)
With built in airing cupboard, further shelved cupboard, door to conservatory.

KITCHEN
9'2" x 7'3" (2.816 x 2.229)
Aspect over the rear garden, built in storage cupboards, kitchen comprising work surfaces, drawer units, cupboard units, sink with single drainer, wall mounted gas boiler, built in hob, oven and hood over. Door leading to

CONSERVATORY
7'2" x 5'8" (2.185 x 1.743)
Door leading to garden WC and further outhouse/WC. Door to garden

FIRST FLOOR

LANDING
Built in storage cupboards, stairs to second floor, doors leading to

BEDROOM ONE
12'1" x 11'9" (3.697 x 3.604)
Aspect over the front of the property, radiator. Ornate fireplace.

BEDROOM TWO
11'11" x 11'0" (3.636 x 3.370)
Aspect over the rear garden, radiator, ornate fireplace

BEDROOM THREE
9'7" x 6'11" (2.941 x 2.120)
Aspect to the front, radiator.

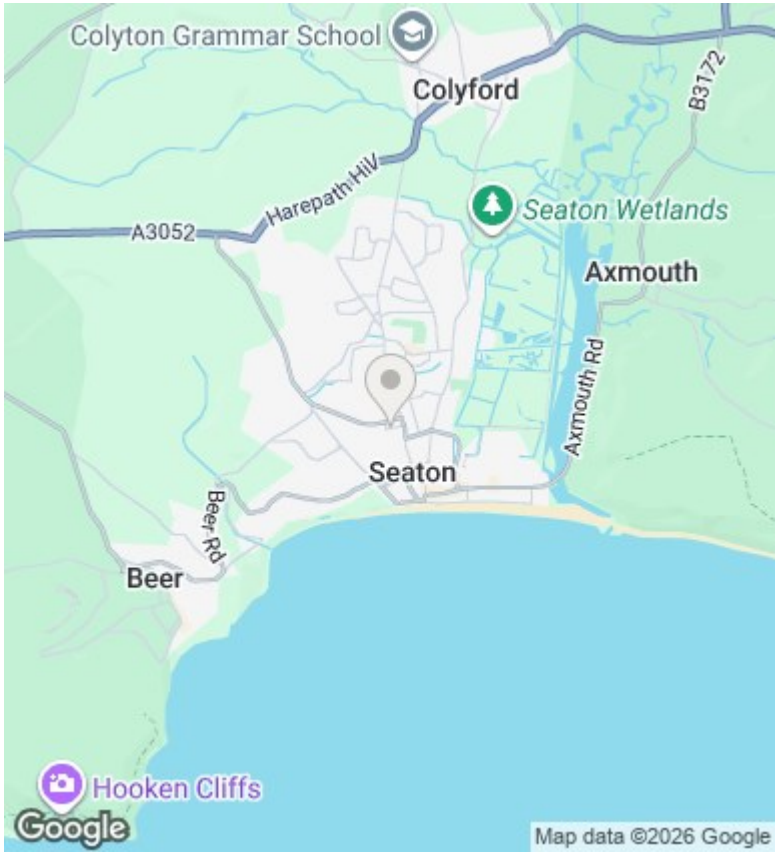
BATHROOM
7'8" x 7'6" (2.347 x 2.305)
Fitted with white suite comprising a panelled bath, low level WC and wash hand basin. Radiator, two windows.

SECOND FLOOR

LOFT ROOM
17'0" maximum x 13'1" (5.197 maximum x 3.992)
Fitted shelving, access to eaves, radiator, velux window with rear aspect.

OUTSIDE
A pedestrian pathway/covered way leads from the front of the house to the enclosed rear garden with variety of plants and shrubs.

AGENTS NOTE
We are advised by our client the property is being offered For Sale on a 'Sold as Seen' basis.



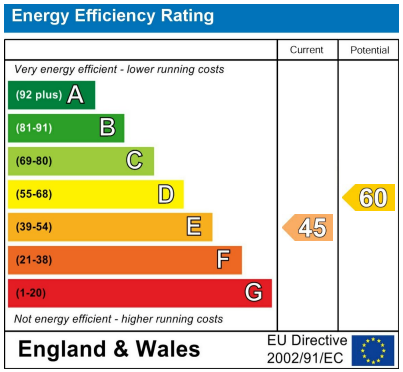
Directions

Viewings

Viewings by arrangement only. Call 01297 24022 to make an appointment.

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