www.sarah-dunn.co.uk
SARAH-DUNN & Co.

"A Business Built Upon Recommendations!"









D53 The Wilderness, Ladram Bay, Budleigh Salterton, EX9 7BX

Offers in the region of £19,950

SARAH DUNN & CO RESIDENTIAL are delighted to have received instructions to sell this premium detached holiday home located in the most beautiful and envied location of "Ladram Bay " situated on this most sought-after crescent of lodges known as "The Wilderness". This property is within walking distance of sea coastal and countryside views. Situated within walking distance of the pretty and most desired village of "Otterton" which boasts everything desired about a BEAUTIFUL AND TRANQUIL Devonshire village. * STUNNING VIEWS FROM THE VERANDA ** * QUIET PEACEFUL LOCATION * AMENITIES ON SITE IF REQUIRED * DRIVEWAY & GARDEN. * ACCOMPANIED VIEWINGS ARE AVAILABLE SEVEN DAYS A WEEK FOR YOUR CONVENIENCE ** SOLD FULLY FURNISHED AND EQUIPPED ** NO CHAIN ** BEAUTIFULLY MAINTAINED AND PRESENTED **

GENERAL DESCRIPTION



** LADRAM BAY ** NEW TO THE MARKET WITH THE SARAH DUNN & CO HOLIDAY & LODGE DEPARTMENT THIS AFTERNOON ** OFFERS IN THE REGION OF £19,950 ** We are delighted to have received instructions to sell this premium holiday home located in the most beautiful and envied location of "Ladram Bay " situated on this most sought-after crescent of lodges known as "The Wilderness". IMMACULATE ORDER THROUGHOUT WITH LARGE WRAP AROUND VERANDA ** PARKING ** LOVELY SEA VIEWS ** This property is within walking distance of the wonderful beach and areas of countryside of outstanding beauty. Situated within walking distance of the pretty and most desired village of "Otterton" which boasts everything desired about a BEAUTIFUL AND TRANQUIL Devonshire village. ** STUNNING VIEWS FROM THE VERANDA ** QUIET PEACEFUL LOCATION * AMENITIES ON SITE IF REQUIRED * DRIVEWAY & GARDEN. * ACCOMPANIED VIEWINGS ARE AVAILABLE SEVEN DAYS A WEEK FOR YOUR CONVENIENCE ** SOLD FULLY FURNISHED AND EQUIPPED ** NO CHAIN ** BEAUTIFULLY MAINTAINED AND PRESENTED ** 01395 720022 ** WWW.ZOOPLA.CO.UK WWW.PRIMELOCATION.COM WWW.SARAH-DUNN.CO.UK ** Find our offices on the main Budleigh Salterton High Street next door to Tesco's express.

LADRAM BAY LOCATION





Ladram Bay and Otterton are set in an easily accessible location within close proximity of Exmouth's and Budleigh Salterton's wonderful beaches. Exmouth is situated on the South Coast of East Devon, where the River Exe meets the sea. Exmouth itself is a traditional resort with promenade, elegant Georgian architecture and a bustling centre. The town offers a diverse selection of shops, places to eat and activities for all age groups. Exmouth has also recently enjoyed the benefit of a brand new Marks & Spencer's food hall. There is top quality water sports such as wind surfing and kite surfing and fantastic routes for cycling and walking. The town has a two mile sandy beach and popular marina as well as a train station with a direct line to Exeter. Exeter Airport also gives a direct route to London City Airport. There is reputable schooling for all ages plus a private school. The Cathedral City of Exeter is only 11 miles away with the M5 motorway close by.

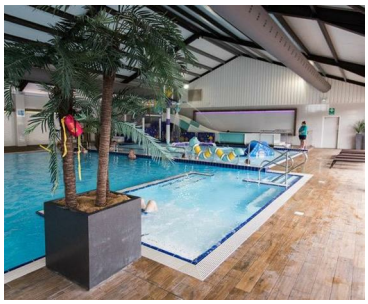
LADRAM BAY LOCATION





LADRAM BAY SWIMMING POOL & LEISURE CLUB





LADRAM BAY SWIMMING POOL & LEISURE CLUB



BUDLEIGH SALTERTON/EXMOUTH LOCATION







OTTERTON VILLAGE







Situated on this prestigious plot within the beautiful Ladram Bay within walking distance of the most popular and sought after pretty village of "Otterton" in East Devon which has a popular local public house ideal for family meals. Ladram Bay is within a 10 minute drive of the popular beaches on the Jurassic coastline in Exmouth * Sidmouth * Budleigh Salterton *. Ladram Bay is within easy reach of the Cathedral City of Exeter the M5 Motorway and Exeter Airport.

KITCHEN/DINING ROOM



KITCHEN/DINING ROOM



KITCHEN/DINING ROOM



LOUNGE



LOUNGE





LOUNGE







MASTER BEDROOM WITH EN SUITE CLOAKROOM



MASTER BEDROOM



EN SUITE CLOAKROOM



BEDROOM 2



BEDROOM 2



DRIVEWAY





OUTSIDE





OUTSIDE





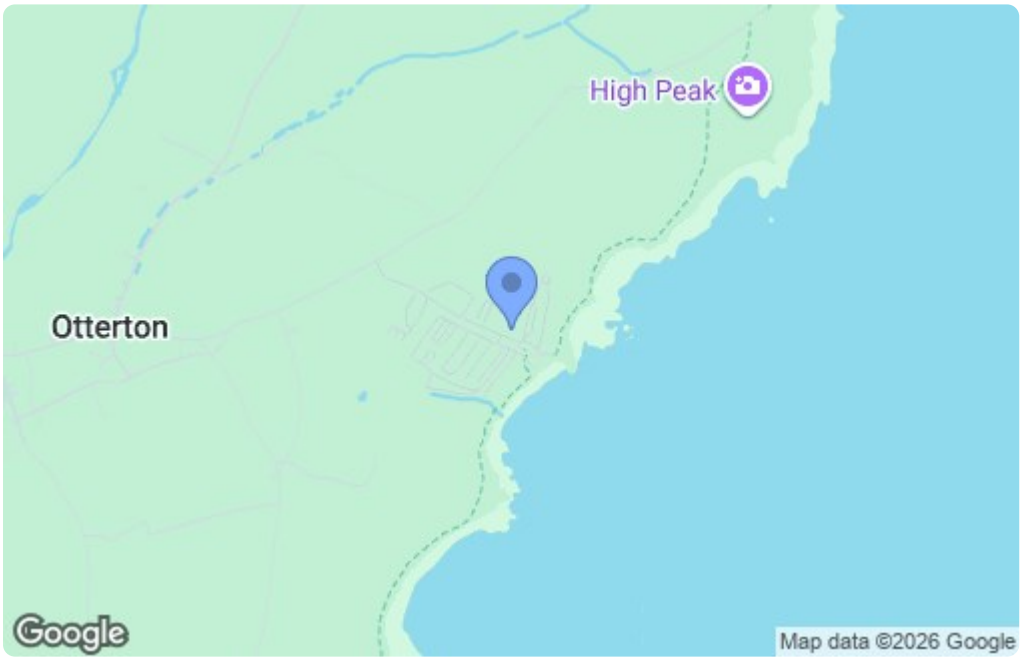
FAMILY SHOWER ROOM

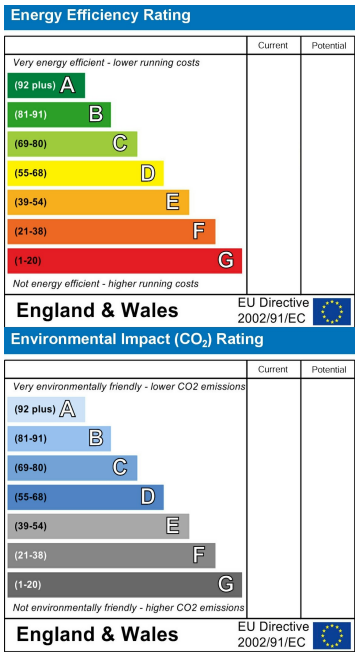




VERANDA







14 Fore Street, Budleigh Salterton, EX9 6NG
Tel: 01395 720022 Email: sarah@sarah-dunn.co.uk