



- A substantial two storey building.
- Mature, beautifully stocked garden.
- Large garage.
- Potting shed and further outbuilding.

## Middle Street, Shaldon, TQ14 0DR

Offers In Excess Of £200,000

A unique opportunity to purchase a two storey boat shed with mature garden and a large garage set right in the heart of Shaldon close to the beach and the village amenities.

Best offers are invited by 5pm on Friday the 23rd of August





## Property Description

### THE BOAT SHED

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Large garage.  
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### LOCATION

The boat shed is situated in a "tucked away" position leading off Middle Street close to the estuary beach and the various village amenities.

### DESCRIPTION

Available to the market for the first time in many years The Boatshed is a substantial two storey building. Adjoining the building there is hidden mature garden, being something of an unexpected gem. Additionally, there is a large garage accessed from Dagmar Street, along with a potting shed and a further outbuilding.

From Middle Street double timber doors open to The Boat shed, a two-storey building with a ladder rising to the upper floor measuring approximately 8.68m X 3.76m

Also, from Middle Street a cast iron gate opens to a







curved passageway with a timber panel door opening to.....

### THE GARDEN

A mature garden enclosed by walling and being laid to hard standing with pathways and a raised seating area. There are various areas of bedding with numerous shrubs, flowering plants, palms a fig tree, fuchsia, apple trees and a vine. Additionally, set at the rear of the boatshed building there is a timber framed and glazed potting shed.

Also accessed from Dagmar St with a metal door is.....



### THE GARAGE 6.28M X 4.32M

With block elevations, a high sloping ceiling, a work bench, shelving, power, and light as well as the wall mounted electricity meter.

Set at the rear of the garage there is a further sizeable and versatile outbuilding which opens to the garden.

MATERIAL INFORMATION - Subject to legal verification

Freehold  
Council Tax Band N/A

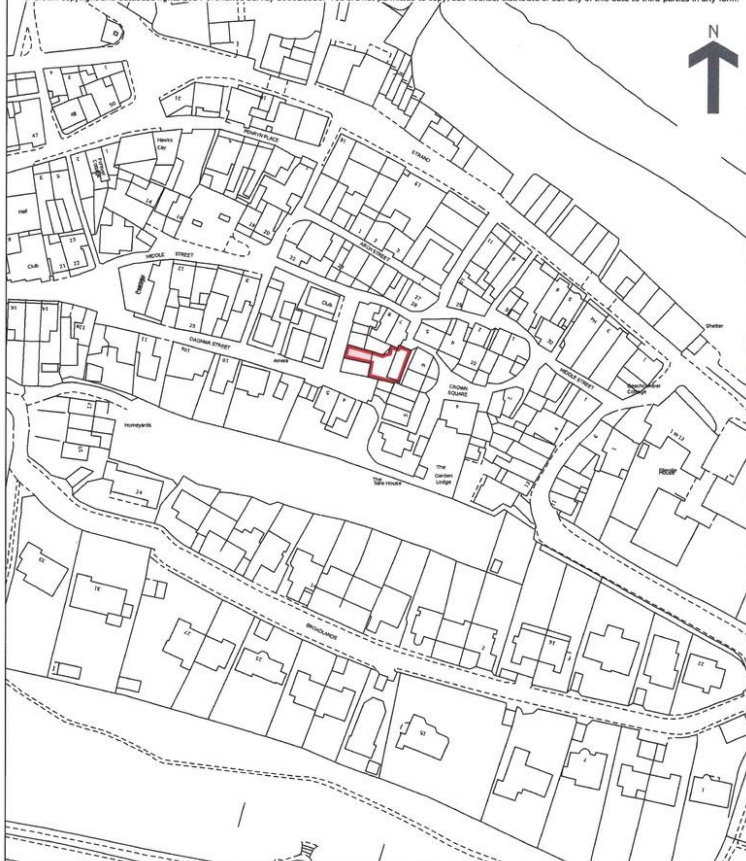
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HM Land Registry  
Official copy of  
title plan

Title number **DN760734**  
Ordnance Survey map reference **SX9372SW**  
Scale **1:1250 enlarged from 1:2500**  
Administrative area **Devon : Teignbridge**



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