



35 Dart Walk, Exeter, EX2 7QF  
To Let £1,000 PCM

**robson**  
lettings

Dedicated Lettings & Property Advisers

- Newly Decorated
- Allocated Parking
- No through traffic
- Two Bedrooms
- Superb Location
- Available Immediately

## THE PROPERTY

This newly decorated two bedroom flat is located close to a wide range of amenities including Rydon Lane Retail Park, Tescos, Exeter Chiefs, David Lloyd Gym, Sowton Industrial Estate. There is also a train station which serves Exeter City Centre on a frequent basis. The RD&E Hospital is also within easy reach.

Communal entrance with stairs to the second floor. Entrance hallway with two storage cupboards, spacious living room with balcony, kitchen with space for appliances. One large double bedroom, second bedroom, bathroom with shower over the bath. To the rear is an allocated parking space.

Available immediately. Unfurnished. EER 'C'. Council Tax Band B. Allocated parking space.

Please note the floorplan is not for this exact flat but gives an indication of layout.

There is a virtual tour available as well.

FIRST FLOOR FLAT



Whilst every attempt has been made to ensure the accuracy of the information contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions or inaccuracies. The services, systems and appliances have not been tested and no guarantee as to their operability can be given. No guarantee is given as to the age of the property. The information contained in this brochure is for guidance only.

