



Ellacombe Road, Torquay, TQ1 3BU

Guide Price £180,000

www.garganandhart.co.uk

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Gargan & Hart

Estate Agents

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Guide Price £180,000 - £190,000

This beautifully presented two bedroom first floor apartment is situated in a convenient location and offers the best of both worlds – modern living inside an attractive period building! The apartment makes up one of just nine dwellings converted in 2019 by a well known award winning developer. Situated in the area of Ellacombe, Torquay The Country House is nicely tucked away behind the town centre and sits in between Torquay and Babbacombe seafront promenades with their beautiful scenery, restaurants, bars and theatres. Local shops, schools and transport links are also easily accessible.

The private main entrance to the apartment is accessed through secure gates, with intercom system, into a communal courtyard area. Stairs lead up to the first floor landing with two useful storage cupboards and doors to principal rooms. The master bedroom sits opposite the second bedroom, both are well proportioned double bedrooms, the second bedroom benefits from two velux windows, whilst the master has a window overlooking the courtyard – both full of natural light. The spacious bath/shower room comprises a corner shower cubicle, panelled bath, low level WC and pedestal wash basin with mirror and shaving point over as well as a heated towel rail.

The living area sits at the end of the hallway and comprises a light and airy lounge with window overlooking the courtyard and French doors leading into the modern kitchen/diner which also benefits from a window with a similar view to the lounge. The kitchen is fully equipped with a range of wall, base and drawer units, integrated fridge/freezer, washing machine and dishwasher with inset four ring gas hob and built-in electric cooker under. Outside, there is allocated parking for one vehicle with communal bin store.

This would make a perfect first time buy, investment opportunity or second home, viewing of this superb apartment comes highly recommended to appreciate the accommodation on offer!





- First Floor Apartment
- Immaculate Condition
- Two Double Bedrooms
- Spacious Lounge
- Modern Kitchen/Diner
- Private Entrance
- Converted Listed Building



- Allocated Parking
- Communal Courtyard
- Central Location

VIEWING ARRANGEMENTS

For further information or to arrange a viewing please contact our Chelston Office on 01803 897321.

ADDITIONAL INFORMATION

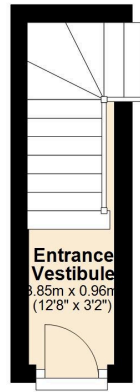
Tenure – Leasehold (995 years remaining)
Service Charge - £1150pa
Council Tax Band - B
Local Authority – Torbay Council
EPC – N/A

DIRECTIONS

From St Marychurch Road turn into Hatfield Road, continuing to Victoria Road. Keep right on Victoria Road, then turn right onto Parkside Place and right again onto Ellacombe Road where the property will be seen a short distance along to the right hand side.



Ground Floor



First Floor

