



Ridgewater

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**1 Bedroom Apartment for Sale in New Esplanade Court,
Esplanade Road**

£99,950

FLOOR PLAN



This plan is illustrative only,
its details cannot be relied upon and no liability is taken for any errors.

Floor Plan

DESCRIPTION

A well presented 1 Bedroom Ground Floor Flat offered with no chain, set in a large and well maintained complex situated opposite Paignton sea front and within level walking distance of the town centre, Beach, Bus & Train Stations and other local amenities.

The development is accessed via a gated entrance with entry system, leading to the well established and maintained grounds and communal swimming pool. There is an allocated parking space which is accessed via a security barrier to the rear of the building.

The property has recently been redecorated throughout in modern colours and comes fully furnished.

Front door into entrance Hallway: Door entry intercom, electric meter cupboard, consumer unit, ceiling light, laminate floor.

Lounge/Diner/Kitchen: 14'11" x 13'4" into kitchen area.
Laminate floor, UPVC Double Glazed window overlooking communal gardens and swimming pool. Night Storage Heater, Built in cupboard. Ceiling light.

Kitchen: Open plan kitchen with a range of fitted fitted modern wall and base units, inset stainless steel sink and drainer, built in Halogen Hob and electric oven, extractor, tiled surrounds (metro tiles).

Bathroom: Newly fitted last year, White bathroom suite comprising, panelled bath

with electric shower above and white tiled surrounds, low level WC, basin set in vanity unit, UPVC Double Glazed window. Ceiling light, Heated towel rail, Dimplex electric heater fitted to wall.

Bedroom: 14'11" x 11'10"
UPVC Double Glazed window overlooking communal gardens and swimming pool, built in wardrobe, airing cupboard housing hot water cylinder, ceiling and wall lights. Night Storage Heater.

Outside: Well maintained communal gardens and swimming pool which is only open in the summer months which is access via a security locked gate.

The property comes with one allocated parking space located to the rear of the building.

Council Tax Band A £1421.83

EPC F

Leasehold - 103 years remaining

Service charge £2905 per year

Ground Rent £100 per year

We are marketing this property in conjunction with Mark Lawrence Property and your enquiry and contact details will be passed to Mark Lawrence Property

PHOTOS





Paignton Office

Ridgewater Sales & Lettings

1 Manor Corner Preston TQ3 2JB

Tel: 01803 525 100

Web: www.ridgewater.co.uk

Email: enquiries@ridgewater.co.uk



Torquay Office

Ridgewater Sales & Lettings

79 Babbacombe Rd Torquay TQ1 3SR

Call: 01803 525 100

Web: www.ridgewater.co.uk

Email: enquiries@ridgewater.co.uk

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