



Superb light and spacious one bedroom first floor apartment in a central village location with easy access to all the village amenities. This wonderful apartment features; large living/dining room with three tall windows and high ceiling, attractive fitted kitchen/breakfast room, large double bedroom with two tall windows and a spacious bathroom, allocated parking space and use of the communal garden. Chain Free. Perfect first home or investment property

Limes Court
Exminster £215,000

West of 

Limes Court Exminster £215,000

Superb one bedroom first floor apartment | Very large double bedroom | Wonderful living/dining room | Modern fitted kitchen/breakfast room | Modern bathroom with bath and shower enclosure | Allocated parking space | Use of communal garden and drying area | Central village location | Chain Free | Perfect first home or investment property

PROPERTY DETAILS:

APPROACH

Communal front door to enclosed entrance porch with further communal door to communal entrance hallway with stairs to first floor and front door to apartment 2B and entrance hallway.

ENTRANCE HALLWAY

Spacious hallway with doors leading to all adjoining rooms. Large Dimplex wall mounted Duo Heat radiator. Coat hanging space. Entry phone. Door to utility cupboard with space and plumbing for washing machine. Upper door to cupboard housing hot water tank.

LIVING/DINING ROOM

19' 6" x 10' 7" (5.94m x 3.23m) (max) Wonderful light and spacious living room with three tall windows to rear aspect with outlook over the communal garden and St Martins church beyond. Two wall mounted Dimplex Duo Heat radiators. TV and telephone points.

KITCHEN/BREAKFAST ROOM

12' 3" x 7' 9" (3.73m x 2.36m) Further spacious kitchen/breakfast room with attractive fitted kitchen with range of base and wall units in a Cherry wood effect finish. Roll-edge worktop with tiled surround and inset stainless steel sink. Integral electric double oven and hob with extractor hood over. Integral fridge/freezer. Matching breakfast bar area.

BEDROOM

15' 8" x 10' 9" (4.78m x 3.28m) (max) Very large double bedroom with two tall windows to front aspect. Wall mounted electric Dimplex Duo Heat radiator. TV point.

BATHROOM

12' 3" x 7' 0" (3.73m x 2.13m) (max) Spacious bathroom with window with obscure glass to rear aspect. White suite comprising; low level w.c., pedestal hand wash basin, bath with tiled surround and glass sliding doors to tiled shower enclosure with mixer shower. Extractor fan. Wall mounted Dimplex electric radiator. Shaver point.

OUTSIDE

FRONT

One allocated parking space located in residents car park to the front of the property.

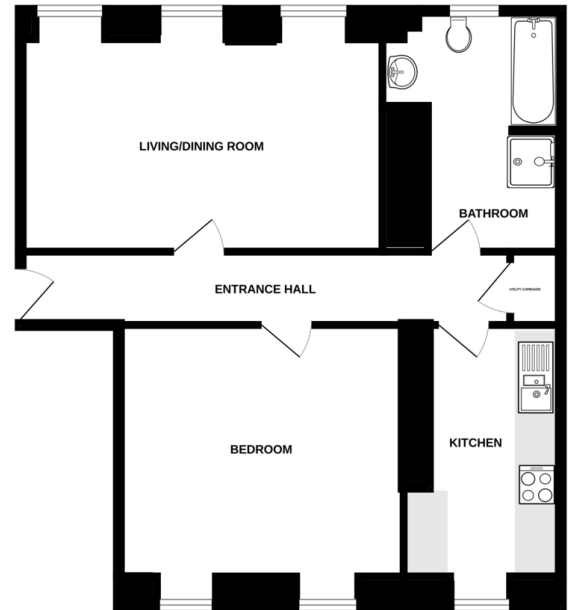
REAR

Communal garden area laid to lawn located to the rear of the property. Path leading to a outdoor drying area.

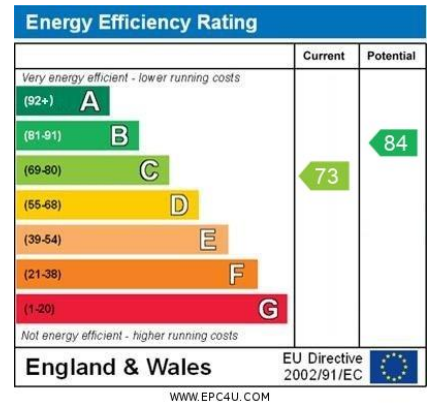
AGENTS NOTES:

The property is leasehold - 999 years from 2009 - 984 years remaining.
Council Tax Band: B - Teignbridge District Council
Service Charge: £70 per month split with £45 towards maintenance which includes the upkeep to the exterior of the property and communal areas plus fire alarm, also includes the buildings insurance. And £25 for maintenance of the car park spaces, garden, garden walls and refuse bins.

GROUND FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only.
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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements. West of Exe is a trading name for East of Exe Ltd, Reg. no. 07121967