



Fisher Street | Paignton | TQ4 5UD

This one bedroom over 60's flat offers independent and secure living being located in this popular complex within walking distance of Paignton town centre and sea front. Within a few minutes walk is the excellent Mayfield Medical centre and pharmacy plus there is the train and bus station approximately 10 minutes away. The property has been re-decorated and re-carpeted and is offered with a fitted kitchen and replaced shower suite. It also has the benefit of night storage heaters and double glazing. The development has a residents lounge and laundry room across the hallway from the flat and off the lounge is access to the communal gardens. There are many parking spaces available on a first come first serve basis. We recommend viewing this property and it is offered CHAIN FREE!

Asking Price Of £83,950

- GROUND FLOOR ONE BEDROOM FLAT
- CLOSE TO TOWN CENTRE
- RECENTLY REDECORATED
- LOVELY CONDITION
- SLIMLINE STORAGE HEATER
- RESIDENTS PARKING

COMMUNAL ENTRANCE Door to laundry room and residents lounge.

HALLWAY Accessed via a private front door. Electric panel heater on timer. Large cupboard. Water meter.

LOUNGE/DINER 14' 9" x 10' 2" (4.5m x 3.1m) A pleasant room with double glazed patio door leading out to a small patio area and looking down the main drive to the complex. TV point. Phone point. Dimplex night storage heater with boost. Range of waist high power sockets. Coved and artexed ceiling. Arch to:-

KITCHEN 6' 10" x 6' 2" (2.1m x 1.9m) A compact but practical kitchen equipped with a range of white/grey units with marble effect work surfaces. 1.5 bowl single drainer stainless steel with work surfaces to either side and a range of cupboards and drawers under. Further work surface with space for refrigerator under. Further cupboards with AEG electric cooker. Additional work surface with cupboard. Matching wall units and cooker hood with light. Dimplex wall heater. Part tiled walls.

BEDROOM 11' 9" x 9' 2" (3.6m x 2.8m) A good double room with double glazed window overlooking the main drive as per the lounge. Range of built in mirror fronted wardrobes. Dimplex night storage heater. Two double power points at waist height. Coved and artexed ceiling.



WET ROOM Comprising:- Electric shower, pedestal wash hand basin and high level W/C. Fully tiled walls. Wall heater. Extractor fan. Mirror fronted striplight and shaver point.

GARDENS A lawned courtyard garden with lighting and a patio area to the front of the property.

PARKING Spaces available (non-allocated) on a first come first serve basis.

RESIDENTS LOUNGE For use by the residents with table, chairs and access to garden. Adjoining the lounge is a small kitchen.

LAUNDRY ROOM Equipped with washing machine and tumble driers.

There are footpaths through the development which gives access to Fisher Street or Curledge Street.

MATERIAL INFORMATION Tenure: Leasehold 99 Years from 1989. Maintenance is £169.40 per month to cover scheme Manager, up keep of building, alarm call system, laundry room, gardener, buildings insurance etc.

AGENTS NOTE The informed patio to the front is not owned by this unit but has previously only been used by the previous owner of this flat. Flat 4 has the added advantage of direct access over its patio area leading off of the communal car park including residents parking.

Address 'Fisher Street, Paignton, TQ4 5UD'

Tenure 'Leasehold'

Council Tax Band 'B'

EPC Rating "78 | C"

Contact Details

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Agents Note: These details are meant as a guide only. Any mention of planning permission, loft rooms, extensions etc, does not imply they have all the necessary consents, building control etc. Photographs, measurements, floorplans are also for guidance only and are not necessarily to scale or indicative of size or items included in the sale. Commentary regarding length of lease, maintenance charges etc is based on information supplied to us and may have changed. We recommend you make your own enquiries via your legal representative over any matters that concern you prior to agreeing to purchase.