



431 Norton Park

Dartmouth

£35,000

Freeborns
ESTATE AGENTS

A mid terraced one bedroomed holiday chalet situated in the popular development of Norton Park.

The accommodation benefits from having an open plan fitted lounge / kitchen together with a modern shower room and double bedroom. There is uPVC double glazing throughout, parking and the property faces a southerly direction commanding rural views.



431 Norton Park Norton, Dartmouth, Devon, TQ6 0NH

DIRECTIONS

Take the A3122 signposted towards Totnes, on leaving Dartmouth passing Sainsbury's on your right continue for approximately half a mile or so and the entrance to Norton Park will be found on your right hand side. On entering the park, continue up the driveway at the end, turn right and take the lower footpath. Before bearing left, the property will be found on your left.

THE ACCOMMODATION COMPRISES:

(ALL MEASUREMENTS APPROX)

LOUNGE / KITCHEN 13'1" X 9'1" (4.01 X 2.77)

uPVC double glazed entrance door and picture windows, wall hung electric heater.

Range of base and eye level units incorporating a stainless steel sink and drainer, fridge, electric oven with hob over, eye level display units with shelf for microwave, laminate worksurface and tiled splashbacks.

INNER LOBBY

Storage cupboard housing the electric meter, fuse box and water heater.

BEDROOM 9'0" X 7'9" (2.76 X 2.37)

uPVC window to rear.

SHOWER ROOM

Corner shower cubicle with electric shower over, low level WC, wash hand basin set into worktop with storage cupboards under, tiled flooring, tiled walls, wall mounted electric towel rail, obscured uPVC window to rear.

OUTSIDE

The property has the benefit of the parks communal grounds and parking.

TENURE

Leasehold 99 years from 1971.

GROUND RENT

Payable quarterly approximately £193.08.

USAGE

12 months holiday usage.

COUNCIL TAX BAND A

Amount payable approximately £1,437 per annum.

CONSUMER PROTECTION FROM UNFAIR TRADING

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regards to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested parties are advised to check availability and make an appointment to view before travelling to see a property.

1 Mayors Avenue, Dartmouth, Devon, TQ6 9NF

Tel: 01803 832 045

info@freebornsproperty.co.uk

www.freebornsproperty.co.uk

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