



Flat 5, Brixham Villa, 123 New Road, Brixham, TQ5 8BY
Flat - Second Floor
£625 Per Calendar Month

boycebrixham
email lettings@ljboyce.co.uk call 01803 856112

A 1 bed roomed top floor apartment located in a convenient location. The property benefits from a modern open plan kitchen / lounge, double bedroom with built-in bed and modern bathroom/wc. Electric heating and uPVC double glazing. Located within walking distance of Brixham town centre with its array of restaurants, cafés, pubs and central shops.

In order to qualify for a tenancy, the total annual income between tenants is a minimum of 30 times the monthly rent. A holding deposit of one week's rent secures the property whilst we process referencing. This is used towards your first months rent when tenancy starts. Should you fail referencing or break the contract, payment is withheld. The deposit for the tenancy is 5 weeks rent. The rent and deposit must be cleared in our account before the tenancy starts.



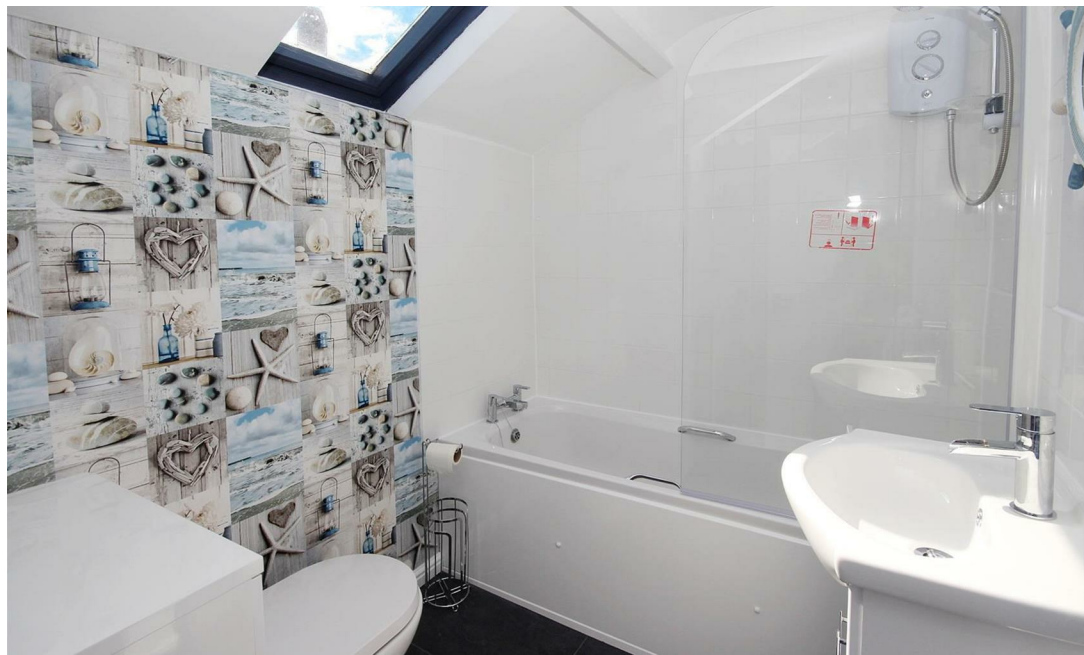
- 1 Bed Top Floor Apartment
- Electric Heating
- Available Furnished or Unfurnished
- Holding Deposit £144.00
- Open Plan Lounge/Kitchen
- Close to Brixham Town Centre
- Council Tax Band A
- Deposit £720.00



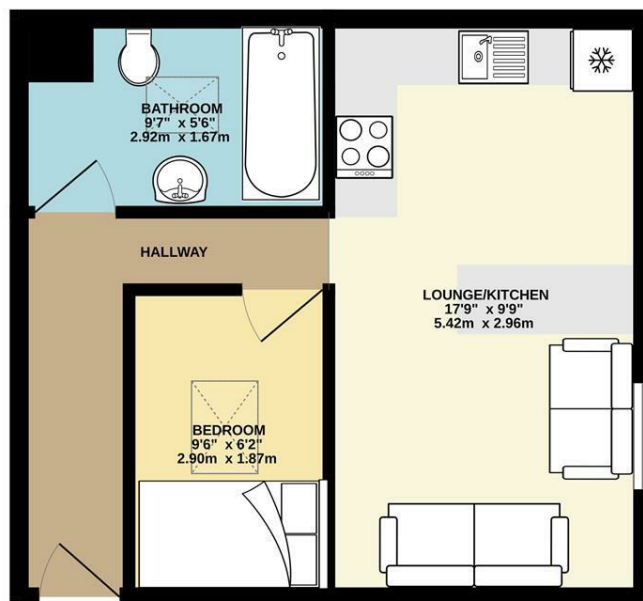
Council Tax Band: A



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TOP FLOOR
343 sq.ft. (31.9 sq.m.) approx.



TOTAL FLOOR AREA : 343 sq.ft. (31.9 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix 12/2025

Current EPC Rating: C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(91-100) A		
(81-90) B		
(69-80) C	77	77
(55-68) D		
(49-54) E		
(41-48) F		
(31-40) G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		
England & Wales		

Find us on



Please note floorplans are to be used as a guide only. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of the property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor. You are advised to check the availability of this property before travelling distance to view.

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