

9 Homequay House (Torquay)

Falkland Road, Torquay, Devon, TQ2 5LU



PRICE: Guide Price £90,000

Lease: 99 years from 1982

Property Description:

A ONE BEDROOM RETIREMENT APARTMENT LOCATED ON THE FIRST FLOOR Homequay House was constructed by McCarthy & Stone (Developments) Ltd and comprises 37 properties arranged over 4 floors each served by lift. The Development Manager can be contacted from various points within each property in the case of an emergency. Each property comprises an entrance hall, lounge, kitchen, one bedroom and bathroom. It is a condition of purchase that residents be over the age of 60 years. Please speak to our property consultant if you require any information regarding Event Fees that may apply to this property.

Residents' lounge
Communal Laundry
Many flats have views over Torbay/balcony
Minimum Age 60
Lift to all floors

Guest Suite
Development Manager
Lease 99 years from 1982
Service Charge £4,419.54 Ground Rent
£765.75



**For more details or to make an appointment to view, please contact
Rachel Hazell**

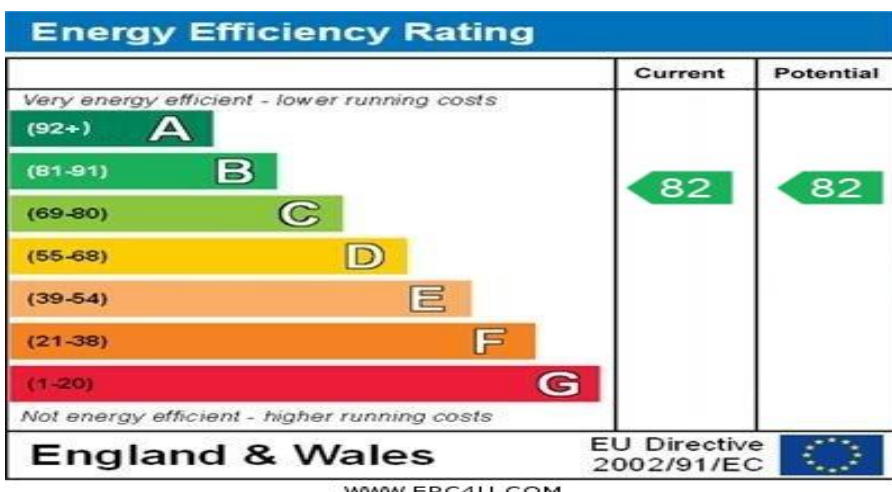
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RETIREMENT
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Total floor area 45.3 sq.m. (488 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).
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For Financial Year Ending:

31/8/25

Annual Ground Rent:

£765.75

Ground Rent Period Review:

2045

Annual Service Charge:

£4,419.54

Council Tax Band:

B

Event Fees:

1% Transfer

0% Contingency

Retirement Homesearch, Queensway House, 11 Queensway, New Milton, Hampshire, BH25 5NR
T: 0333 321 4060 F: 0333 321 4065 E: enquiries@retirementhomesearch.co.uk

Retirement Homesearch Limited, Registered Office:
Queensway House, 11 Queensway, New Milton, Hampshire, BH25 5NR
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These sales particulars have been prepared as a guide only and any intended purchasers must satisfy themselves by inspection or otherwise as to the correctness of the statements contained therein. The management company have not tested any apparatus, equipment, fittings or services and so cannot verify that they are in working order.