



Melville Street | Torquay | TQ2 5TA

Asking Price Of £115,000

Look inside to fully appreciate this two bedroom first floor flat! Located on the edge of Torquay town Centre being convenient for the seafront and shops this two bedroom first floor flat is well appointed with a large open plan kitchen/lounge/diner with the kitchen being fitted with a modern range of units and with built-in appliances. There is a modern bathroom along with a double and a smaller single bedroom all well presented and in ready to move into condition. The flat comes with double glazing and central heating and is available now with no onward chain.

- 2 BED
- CLOSE TO SHOPS
- CLOSE TO SEAFRONT
- DOUBLE GLAZED + CENTRAL HEATING
- NO CHAIN

Communal Entrance Hallway

Stairs to 1st floor landing. Front door to flat.

Hallway

Useful built-in store cupboard with shelf and electric meter and fuse box. Entry intercom. Recess is suitable for coats shoes, etc.

Lounge/Kitchen/Diner - 6.3 m x 3.7 m at widest

A superb open plan lounge/ kitchen /diner with the kitchen area being well appointed with a range of grey woodgrain effect base units with quartz effect works surfaces over. Stainless steel sink unit with mixer tap. Integrated glass electric hob with stainless steel cooker hood over and matching electric oven/grill below. Integrated fridge freezer. Metro tiling to the wall areas. Double glazed window. Radiator. Gas boiler for central heating and hot water. LED lighting to the kitchen kickboards. The lounge area will easily accommodate a three-piece suite and has ample power points and TV point. Radiator. Comprehensive range of ceiling mounted spotlights. Oak effect flooring.

Bedroom One - 3.5 m x 2.8 m at widest

A double bedroom with double glazed window and radiator.

Office/Bedroom Two - 2.2 m x 2.1 m at widest

Ideal as an office although could be used as a small single bedroom or nursery if desired. Double glazed window. Phone point.

Bathroom

Fitted with a modern white suite comprising panel bath with chrome mixer tap over and mains shower fitment with oversized showerhead and body spray plus folding splash screen. Pedestal wash and basin with mirror over and matching close couple WC. Ladder radiator. Metro tiling to the walls. Double glazed window.

Material Information

Leasehold (to be advised)
Service charge (to be advised)
ground rent (to be advised)

Address

Melville Street, Torquay, TQ2 5TA

Tenure

Leasehold

Council Tax Band

C

EPC Rating

D

Contact Details

117 Union Street
Torquay
Torbay
TQ1 3DW

www.taylorsestates.co.uk

info@taylorsestates.co.uk

01803 201904

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.