



Connells

Ramshill Road  
Paignton



## Property Description

This Two bedroom maisonette in need of updating gives you the chance to stamp your own mark on the property. The Maisonette comprises of lounge/dining room, kitchen, Two good sized bedrooms and a family bathroom. To the outside of property has front and rear gardens. SOLD WITH NO CHAIN.

## Accommodation

uPVC entrance door leading into entrance porch

## Entrance Porch

Door leading off to storage and entrance door leading into hallway.

## Hallway

Stairs leading to first floor

## First Floor Hallway

Doors off to principle rooms, storage cupboard and loft access.

## Lounge

16' 8" x 9' ( 5.08m x 2.74m )

Double aspect. Front aspect uPVC double glazed window, Side aspect double glazed window. Tv point, power points and radiator.

## Bedroom One

10' 6" x 10' 2" ( 3.20m x 3.10m )

Rear aspect uPVC double glazed window, power points and radiator.

## Bedroom Two

8' 8" x 7' 2" ( 2.64m x 2.18m )

Front aspect uPVC double glazed window, Power points and radiator,

## Kitchen

10' 9" x 7' 3" ( 3.28m x 2.21m )

Rear aspect double glazed window. Kitchen comprising of matching wall, base and draw units, rolled edge work surface with stainless steel sink unit with mixer tap over, Cupboard housing Glow worm boiler.

## Bathroom

Side aspect obscure double glazed window. Suite comprising of panel enclosed bath, wall basin and low level wc. Part tiled walls and radiator.

## Outside

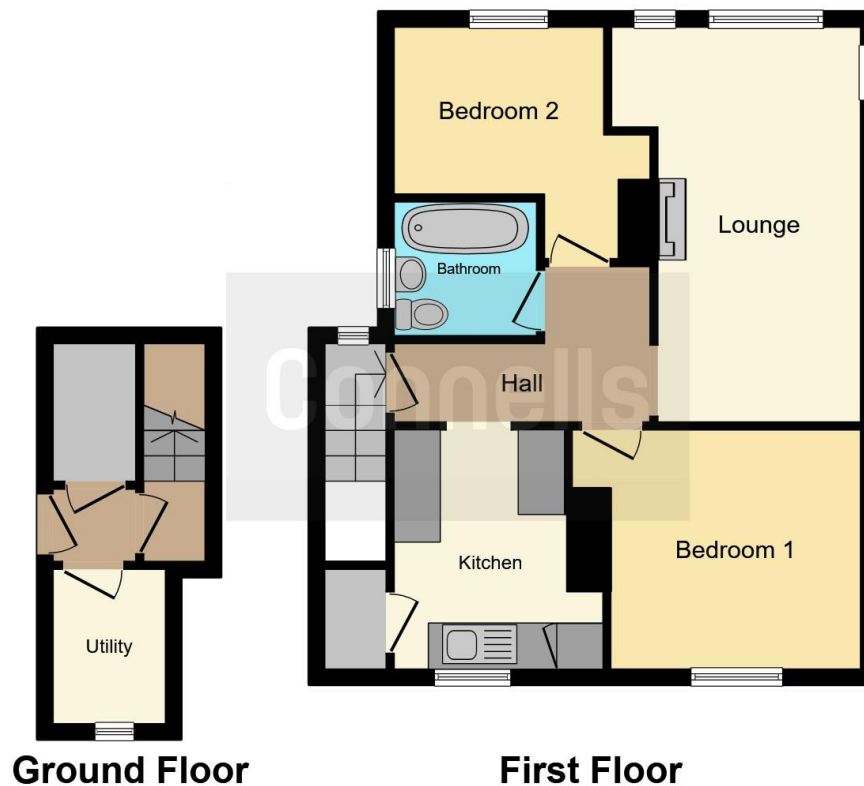
Front garden is mainly laid to lawn with flower and shrub borders.

Rear garden is mainly laid to lawn with patio area and outside tap.









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). Powered by [www.focalagent.com](http://www.focalagent.com)

To view this property please contact Connells on

**T 01803 400 888**  
**E [paignton@connells.co.uk](mailto:paignton@connells.co.uk)**

51 Hyde Road  
 PAIGNTON TQ4 5BP

**EPC Rating: C**

Tenure: Leasehold

**view this property online [connells.co.uk/Property/PGN312510](http://connells.co.uk/Property/PGN312510)**

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Apr 1988. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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