



Pembroke House Trelissick Road
PAIGNTON



Property Description

****Guide £150,000 - £160,000**** This two-bedroom, two-bathroom apartment encapsulates modern living within a desirable residential setting. Its combination of spacious interiors, contemporary features, and strategic location makes it a compelling choice for those seeking a comfortable and convenient home. Given the property's attributes and the demand in the area, interested parties are encouraged to arrange a viewing promptly to fully appreciate all that this apartment has to offer.

Entrance And Communal Areas

Upon arrival, residents are welcomed by a well-maintained communal entrance that sets the tone for the rest of the property. The communal staircase, characterized by its cleanliness and upkeep, leads to the apartment, reflecting the overall standard of the building and fostering a sense of community among residents.

Living And Dining Area

19' 2" max x 15' 3" max (5.84m max x 4.65m max)

Stepping into the apartment, one is immediately struck by the bright and airy ambiance of the lounge and dining area. This expansive space is bathed in natural light, thanks to the inclusion of a Juliet balcony that not only enhances the room's openness but also offers picturesque views of the surrounding neighbourhood. The layout is thoughtfully designed to accommodate both relaxation and entertainment, providing ample room for furnishings and personal touches.

Kitchen

8' 8" max x 8' 2" max (2.64m max x 2.49m max)

Adjacent to the living area is a contemporary fitted kitchen equipped with built-in appliances. The kitchen boasts sleek cabinetry and high-quality countertops, offering both functionality and style. The inclusion of modern appliances ensures that culinary endeavours are both efficient and enjoyable, catering to the needs of today's discerning homeowners.

Bedrooms & Bathroom

The apartment features two generously sized double bedrooms, each designed with comfort and tranquillity in mind. The master bedroom benefits from an en-suite bathroom, providing an added layer of privacy and convenience. Both bathrooms are fitted with contemporary fixtures and finishes, reflecting the overall quality and attention to detail evident throughout the property.

Bedroom One

11' 8" max x 9' 8" max (3.56m max x 2.95m max)

Bedroom Two

11' 8" max x 9' 3" max (3.56m max x 2.82m max)

Location

This apartment presents an outstanding opportunity for first-time buyers or investors, offering a harmonious blend of comfort and convenience. Strategically located near to Devon link roads, residents benefit from immediate access to a diverse array of shops, schools, and essential amenities. The proximity to Lynn Road not only ensures effortless daily commutes but also places a variety of dining and shopping options within easy reach. This prime location enhances the property's appeal, making it a practical and desirable choice for those seeking a well-connected and vibrant community.









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EPC Rating: B

Tenure: Leasehold

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This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2003. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

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