



**Connells**

Stratheden Court Market Street  
Torquay



### Property Description

Welcome to this charming 1-bedroom flat in Stratheden Court, Torquay, perfectly tailored for retirement living. Situated close to the town centre, this residence offers convenience and ease of access to local amenities. The flat features a modern bathroom equipped with a bath, ensuring comfort and accessibility. Residents can also enjoy the communal sun terrace, ideal for relaxing and socialising in the sun, residents lounge with guest facilities and laundry room. This property combines practicality with a touch of luxury, making it an ideal choice for your retirement.

### LOCATION AND AREA:

Torquay originated as a Victorian spa, later becoming a much loved tourist destination with its long sandy beach at Tor Abbey and more secluded beaches at Meadfoot, Babbacombe and Oddicombe; Torbay is often referred to as the English Riviera. Torquay Harbour and Marina are situated at the bottom end of the town, just a short walk from Torre Abbey Sands and offers a range of shops, cafes and restaurants; many of whom serve fresh local seafood and locally sourced produce.

### GETTING AROUND THE SOUTH WEST

By Train: The main railway station at Torquay is located near the seafront and has direct services to London Paddington, Birmingham and Bristol.



## Entrance Hall

Irregular Shaped Room 11' 2" max x 7' 8" max ( 3.40m max x 2.34m)

## Lounge

9' 4" + door recess x 15' 3" + window ( 2.84m + door recess x 4.65m + window )

Electric Storage heater

## Kitchen

5' 9" x 7' 2" ( 1.75m x 2.18m )

Electric hob, sink, matching units, work top.

## Bedroom 1

8' 4" x 16' 10" ( 2.54m x 5.13m )

Night storage heater, window, cupboard.

## Bathroom

Bath, wash hand basin, W.C





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

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115 Union Street  
 TORQUAY TQ1 3DW

Council Tax Band: A

EPC Rating: C

**view this property online [connells.co.uk/Property/TQY313770](http://connells.co.uk/Property/TQY313770)**

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

Tenure: Leasehold



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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