



**Connells**

Terracina Lower Erith Road  
Torquay

Terracina Lower Erith Road  
Torquay TQ1 2PX

for sale  
**£180,000**



### Property Description

Spacious Two-Bedroom First-Floor Apartment with Garage and communal gardens. Located in the sought-after Terracina development on Lower Edith Road, this well-presented first-floor apartment offers a fantastic opportunity for those seeking a comfortable home in a desirable coastal setting. Situated in a quiet residential area, yet within easy reach of Torquay's vibrant town centre, beautiful seafront, and local amenities. This charming apartment is perfect for first-time buyers, downsizers, or investors looking for a property in a fantastic location. Contact us today to arrange a viewing!





## Living Room

10' 9" x 11' 3" ( 3.28m x 3.43m )

## Kitchen/Diner

7' 5" x 11' 3" ( 2.26m x 3.43m )

## Bedroom 1

11' 10" + wardrobe x 11' 5" ( 3.61m +  
wardrobe x 3.48m )

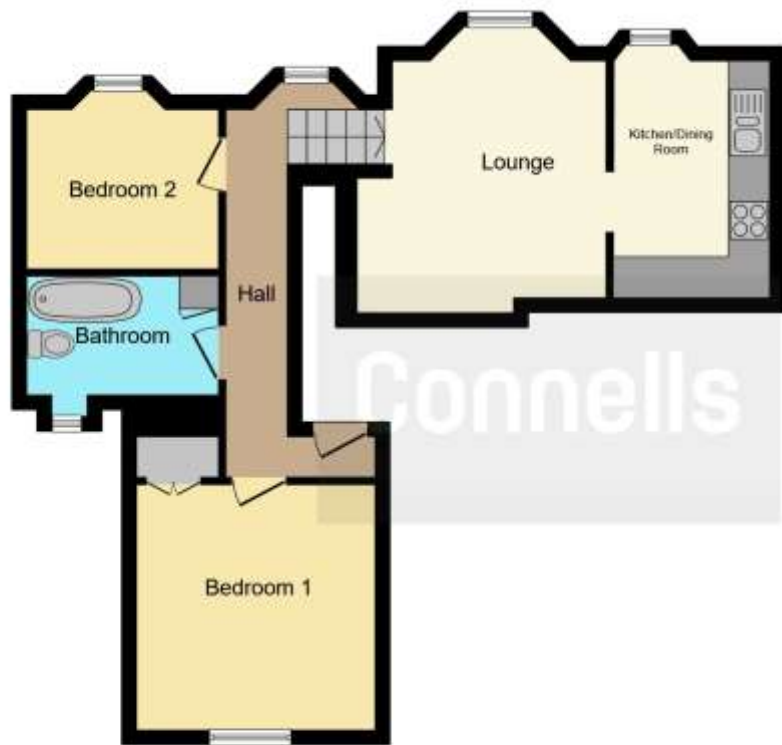
## Bedroom 2

9' 2" x 7' 8" ( 2.79m x 2.34m )

## Bathroom

Bath, wash hand basin, WC and cupboard.





**Floor Plan**



**Garage**

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 213 641**  
**E [torquay@connells.co.uk](mailto:torquay@connells.co.uk)**

115 Union Street  
 TORQUAY TQ1 3DW

Council Tax Band: B

**EPC Rating: C**

**view this property online [connells.co.uk/Property/TQY314137](http://connells.co.uk/Property/TQY314137)**

This is a Leasehold property with details as follows; Term of Lease 199 years from 24 Jun 1988. Should you require 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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