



**Connells**

Tor Haven Abbey Road  
Torquay



## Property Description

### 2-Bedroom Retirement Apartment (Over 60s)

Located within the sought-after Tor Haven development, this delightful two-bedroom retirement apartment offers comfort, convenience, and a welcoming community atmosphere in the heart of Torquay.

Positioned close to the terrace and lift, Flat 13 benefits from easy access throughout the building and pleasant surroundings ideal for relaxation and social enjoyment.

The apartment has been thoughtfully updated with new carpets and new kitchen flooring, providing a fresh and modern feel. Blinds are fitted throughout, adding both style and practicality. The accommodation includes a bright and spacious living/dining room, a well-equipped kitchen, two comfortable bedrooms, and a modern shower room.

A new water heating system has recently been installed, ensuring energy efficiency and peace of mind.

Tor Haven offers a safe and friendly environment exclusively for residents aged 60 and over, with the added benefit of communal facilities and well-maintained shared areas. The location is convenient for local shops, amenities, and transport links, with Torquay's beautiful seafront just a short distance away.

This lovely apartment is ready to move into, providing the perfect setting for a relaxed and independent retirement lifestyle.

## Lounge

Irregular Shaped Room 17' 9" max x 12' 9" max ( 5.41m max x 3.89m)

Window, cupboard, carpet flooring and fireplace.

## Kitchen

Irregular Shaped Room 6' 8" max x 13' 11" max ( 2.03m max x 4.24m)

Window, matching wall and base units with worktop, tiled splashbacks, stainless steel sink and space for appliances.

## Bedroom 1

Irregular Shaped Room 8' 2" max x 15' 5" max ( 2.49m max x 4.70m)

Window, carpet flooring and built in wardrobes.

## Bedroom 2

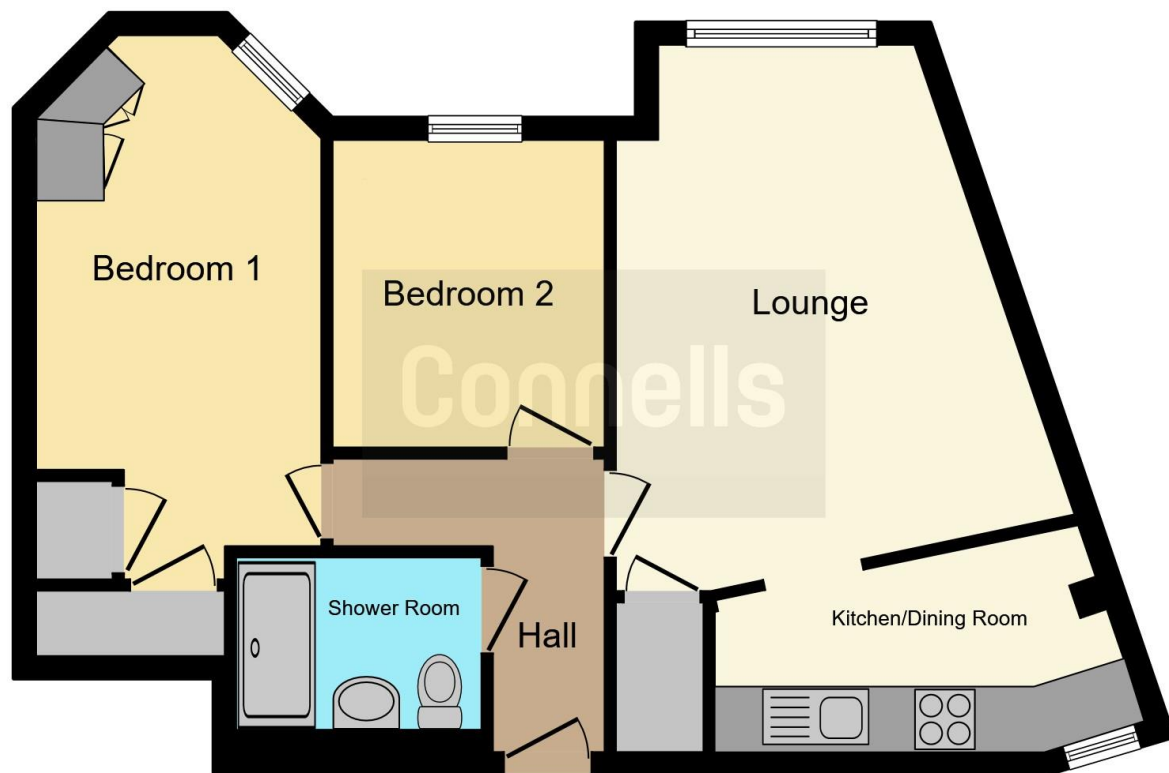
8' 6" x 9' 4" ( 2.59m x 2.84m )

Window and carpet flooring.

## Shower Room

Shower, WC and wash hand basin.





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

EPC Rating:  
 Awaited

Council Tax  
 Band: A

Service Charge:  
 2796.00

Ground Rent:  
 Ask Agent

Tenure: Leasehold

**view this property online [connells.co.uk/Property/TQY314777](http://connells.co.uk/Property/TQY314777)**

This is a Leasehold property with details as follows; Term of Lease 125 years from 29 Sep 1988. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

**See all our properties at [www.connells.co.uk](http://www.connells.co.uk) | [www.rightmove.co.uk](http://www.rightmove.co.uk) | [www.zoopla.co.uk](http://www.zoopla.co.uk)**

Property Ref: TQY314777 - 0003

