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ESTATE AGENTS

East &
West of 

Altamira
Exeter £257,500

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Beautifully modernised second-floor apartment offering bright, stylish and well-proportioned accommodation with attractive views over front gardens and a central green. The property features a spacious living/dining room, a sleek modern kitchen with integrated appliances and a charming balcony. There are two generous bedrooms and a modern family bathroom. Further benefits include excellent storage, wood-effect flooring, an updated gas

Beautifully modernised second-floor apartment |
Bright and spacious living/dining room |
Contemporary fitted kitchen/breakfast room with integrated appliances | Two well-proportioned bedrooms with built-in storage | Stylish fully tiled bathroom | Excellent internal storage throughout | Attractive outlooks over gardens and central green | Balcony with Views to Rear | Ideal for first-time buyers, professionals or investors | Short Walk into Topsham High Street

DESCRIPTION

Beautifully modernised throughout, this superb second-floor apartment offers bright, stylish and well-proportioned accommodation, enjoying attractive outlooks over the front gardens and central green space. The property is ideally suited to first-time buyers, professionals or investors seeking a turnkey home in a convenient and pleasant setting.



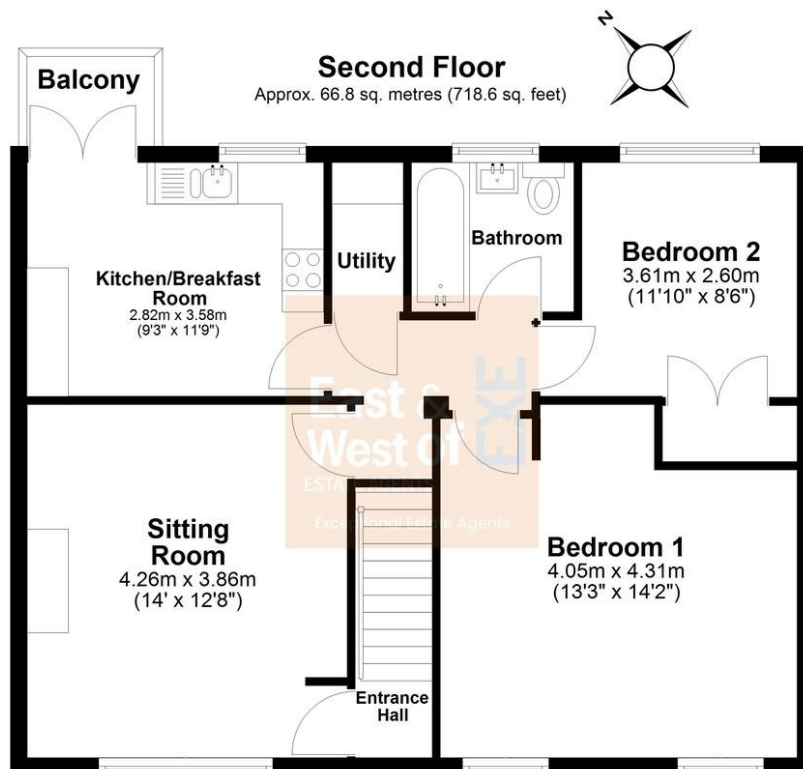
The apartment is entered via a welcoming lobby with stairs up to the second floor. The front door leads through to a spacious living and dining room, filled with natural light from a large full-height window and providing an ideal space for both relaxing and entertaining. The modern fitted kitchen/breakfast room has been thoughtfully designed with sleek high-gloss units, quality work surfaces and a range of integrated appliances, creating a practical yet contemporary space, with pretty balcony, an ideal space to sit out and enjoy the view.

There are two generous bedrooms, including a particularly spacious principal bedroom with built-in wardrobe storage, along with a second well-proportioned room ideal for guests, home working or family use. The stylish bathroom is fully tiled and fitted with a modern white suite with shower over the bath.

Further benefits include excellent built-in storage, engineered oak flooring through much of the apartment, and a recently updated gas combination boiler, ensuring comfort and efficiency.

Externally, the property sits within well-maintained grounds, with substantial area of permit parking. This beautifully presented apartment represents a fantastic opportunity to acquire a low-maintenance home ready for immediate occupation.





Total area: approx. 66.8 sq. metres (718.6 sq. feet)



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	76 C	78 C
55-68	D		
39-54	E		
21-38	F		

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