

Quay Cottage

4 Market Street, Salcombe TQ8 8DE

Quay Cottage is located on Market Street, in the heart of the popular town of Salcombe, with superb access to all the local amenities.

Recently having undergone a complete refurbishment, the cottage is now presented immaculately with contemporary bathroom, shower room and kitchen. The reception room is very spacious and light, having a feature fireplace and door out to the useful courtyard at the rear. The kitchen is very well appointed with quartz worktops and integral appliances. A door leads through from here to the newly renovated shower room. The stairs (with a useful storage cupboard under) have a glass balustrade and take you up to the first floor to a newly refurbished family bathroom, two double bedrooms and one single bedroom. Throughout the cottage the character and quality of the property shine through, with a light and airy feel.

The amenities of the town are of course on your doorstep: the numerous cafes, shops, restaurants together with access to the Estuary at Whitestrand and Normandy, with ferries running to both East Portlemouth and South Sands.

The property has excellent holiday rental potential.

- **Pretty period cottage**
- **Immaculately presented**
- **Recently completely renovated**
- **Contemporary feel**
- **Centre of town**
- **Large reception room**
- **3 bedrooms**
- **2 bathrooms**
- **Courtyard**
- **Walk to local amenities**
- **Great holiday let potential**

A pretty period cottage, situated in the heart of the town, having recently been completely renovated and providing light and airy accommodation with a contemporary feel, together with great holiday let potential



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4 Quay Cottage, 4 Market St, Salcombe, TQ8 8DE

Approximate Gross Internal Floor Area = 96.9 sq m / 1044 sq ft

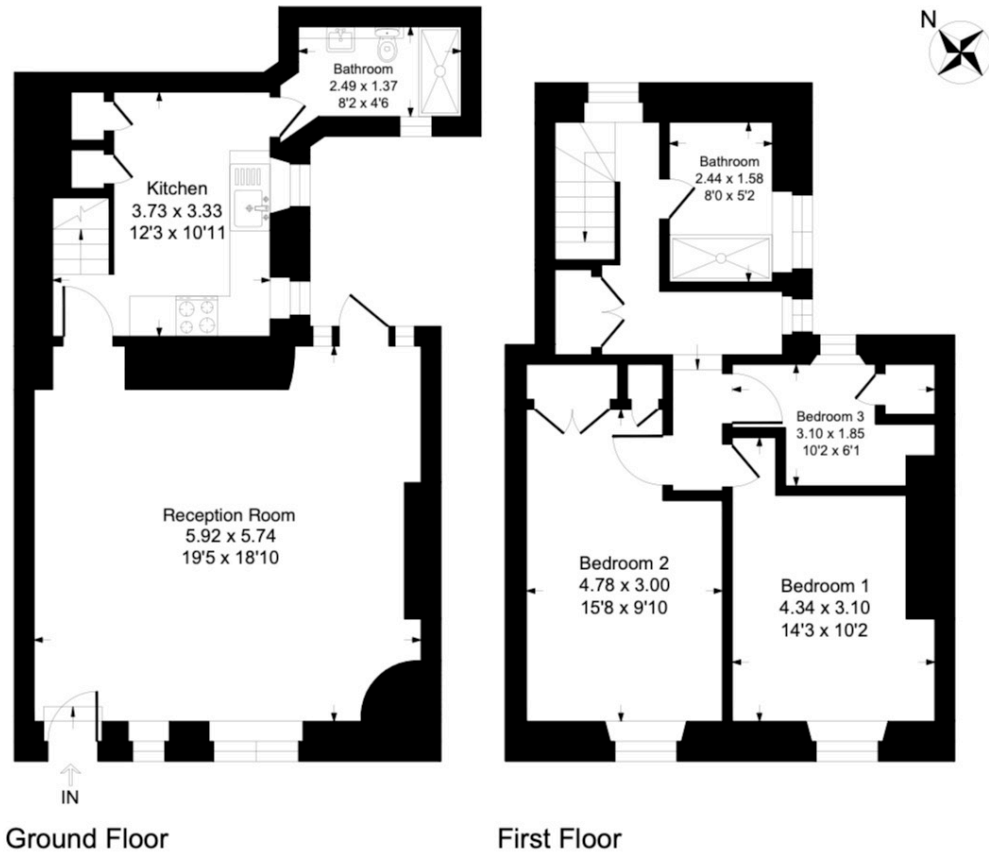


Illustration for identification purposes only, measurements are approximate, not to scale.



SERVICES

Mains electric, water, gas and drainage. Gas-fired central heating

COUNCIL TAX

The property is in Council Tax Band E

TENURE

Freehold

LOCAL AUTHORITY

South Hams District Council, Follaton House, Plymouth Road, Totnes TQ9 5NE. Tel: 01803 861234.

VIEWINGS

Viewing strictly by appointment with Luscombe Maye 01548 845090

DIRECTIONS

On entering the town, turn left after the pedestrian crossing into Onslow Road. Continue down the hill, past the church and as you approach Fore Street, the cottage is found on the right hand side.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		86
(69-80)	C		
(55-68)	D	65	
(39-54)	E		
(21-38)	F		

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