



Luscombe Maye
Since 1873

Court Road, NEWTON FERRERS, South Devon

Guide Price £550,000

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ACCOMMODATION Apartment number 5 is located in one of the most popular developments on Court Road. Set in beautiful, mature gardens with lovely south facing views towards Noss Mayo. Situated on the ground floor (from the basement car park) this spacious light and airy apartment has two double bedrooms, one with en-suite bathroom and an additional shower room. The front door leads into the entrance hall with deep storage cupboard. The well equipped fitted kitchen has a range of wall and floor units with Miele washing machine, dryer and Miele dishwasher and an integrated fridge/freezer. Twin 'V' shaped windows look out over the village with glimpses of the estuary. A spacious living room with sliding glazed doors to a private, south facing balcony, with views across the communal gardens and estuary views in the distance. The master bedroom has fitted wardrobes and an en-suite bathroom comprising white suite of bath, basin and low level wc. Bedroom two is very large and spacious with fitted wardrobes and views overlooking the rear elevation.

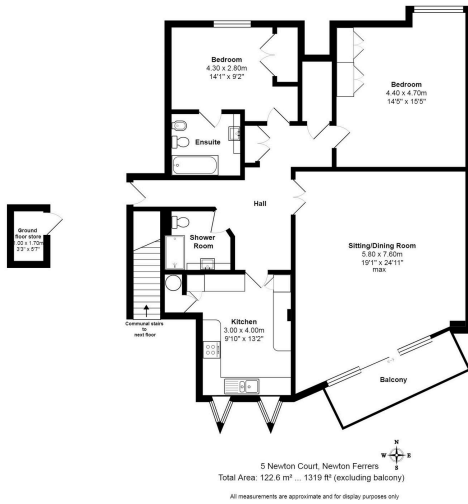
OUTSIDE Level ground floor access to the property which sits in beautifully landscaped gardens with a path to a pedestrian gate that opens on to Court Road. Beneath the building is a covered parking area with allocated parking and a lock up storage area. Visitors parking at the rear of the building.

MANAGEMENT The Freehold is owned by the 6 apartments and each leaseholder is a director of the management company. Maintenance charges to cover buildings insurance, communal maintenance of the gardens, exterior and fabric of the building, communal expenditure on water and electricity , charge currently £1,500 per annum.

SITUATION The apartment enjoys a quiet, elevated position in this sought after valley in the unspoilt South Hams countryside, an Area of Outstanding Natural Beauty.

ADDITIONAL INFORMATION Verified Material Information - further information available by scanning the QR code available in the images or by following the link: <https://moverly.com/sale/UJEXgwSAEo8MxrunX8AiE3/view>





- Level Access Apartment
- South Facing Views
- Master Bedroom with En-suite Bathroom
- Shower Room
- Garage Store Room
- Beautiful Mature Gardens
- Large Living Room with Balcony
- Large Double Bedroom Two
- Private Covered Parking
- No Chain

