

Apartment 6 Headland Apartments Coverack, TR12 6SB







Apartment 6 Headland Apartments Coverack, TR12 6SB

A beautifully presented one bedroom apartment enjoying sea and headland views from the side aspect and set in a stunning location. A superb second home/investment purchase ideal for those wishing to invest in a 'lock up and go' coastal property. The accommodation comprises a double bedroom, living room, modern kitchen and contemporary bathroom. The eight acres of landscaped and woodland grounds are sympathetically and well kept and there is a tennis court. The apartment is part of the former grand Coverack Headland Hotel and the whole building has recently had considerable investment having undergone a program of major improvement.



The Mather Partnership, 25 Meneage Street, Helston, TR13 8AA

Tel: 01326 565016 | sales@thematherpartnership.co.uk | www.thematherpartnership.co.uk

GUIDE PRICE £195,000

Location

Situated on the South West Coastal path the property is within short walking distance of a secluded beach, cove and the picturesque fishing village of Coverack itself. The beautiful Lizard Peninsula is renowned for coastal walking, water sports and sandy beaches. Coverack has a traditional working harbour, a village store, pub and several eating establishments. There is also a windsurfing school, and diving nearby at Porthkerris on the many wrecks around the Manacles. Mullion Golf Club is a short drive away.

Accommodation

Entrance Hallway
Bedroom
Kitchen
Living Room
Bathroom

Grounds

The well maintained communal gardens are a huge asset to the property, they are mainly to lawn with established shrubs, hedging palm and planted borders. There are a number of seating areas all strategically placed to take full advantage of the stunning coastal and countryside views. There is also a tennis court. We are advised that the grounds of the Headland Estate amount to in excess of six acres.

Leasehold Information

Our client has informed us that there is a 999 year lease which started in 1987. The service charge is currently £2880.

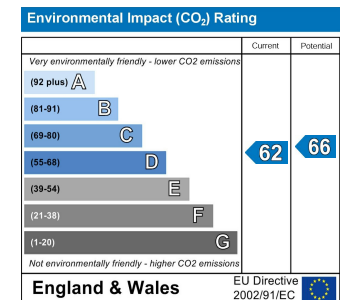
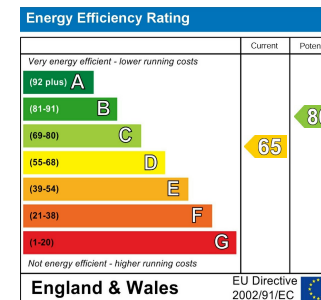
Agents Note One

We understand a holiday occupancy restriction applies to all apartments within the building, therefore it may not currently be one's primary residence.

Agents Note Two

The owners have unrestricted use of the all weather tennis court within the grounds, gardens and other shared services such as laundry room facilities and telephone.





Agents Note Three

All Leaseholders have an equal share in Coverack Headland Ltd which owns the Freehold.

Services

Mains water, electricity and drainage.

Council Tax Band- A

Broadband and Mobile Coverage

To check the broadband coverage for this property please visit <https://www.openreach.com/fibre-broadband>. To check mobile phone coverage please visit <https://checker.ofcom.org.uk/>

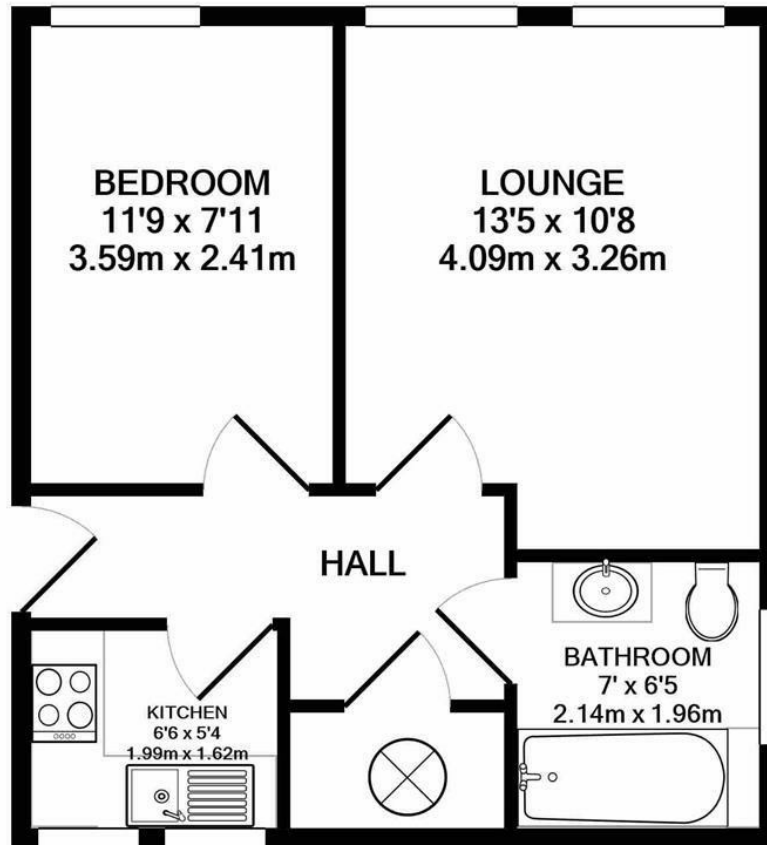
Anti Money Laundering Regulations - Purchasers

It is a legal requirement that we receive verified ID from all buyers before a sale can be instructed. We will inform you of the process once your offer has been accepted.

Proof of Finances

Before agreeing a sale, we will require proof of your financial ability to purchase. We will inform you of what we require prior to agreeing a sale.





TOTAL APPROX. FLOOR AREA 380 SQ.FT. (35.3 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

Made with Metropix ©2020

The Mather Partnership advises that whilst we endeavour to ensure that our sales particulars are accurate and they are produced in good faith, they are produced as a general guide only and do not constitute any part of a contract. If there is any aspect of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property. No person in the employment of this company has any authority to give any representation of warranty in relation to the property. Please note that none of the services, appliances, heating, plumbing or electrical installations have been tested by the selling agent. Also, if double glazing has been mentioned, the purchaser is strongly advised to satisfy themselves as to the amount of double glazed units in the property.



COVERACK HEADLAND

