



Beautifully Presented Two Double Bedroom Apartment With Private Garden, Communal Parking And Direct Access To Open Fields, Ideally Located Close To Teignmouth Town Centre And Seafront. An Excellent First Time Buy Or Investment Opportunity.

12 Barnpark Terrace | Teignmouth | TQ14 8PS





PROPERTY TYPE

Lower Ground Floor
Apartment



SIZE

635 sq ft



LOCATION

Town



AGE

Edwardian (1901 - 1910)



BEDROOMS

2



RECEPTION ROOMS

1



BATHROOMS

1



WARMTH

Gas Central Heating



PARKING

Off Road Parking



OUTSIDE SPACE

Garden



EPC RATING

C



COUNCIL TAX BAND

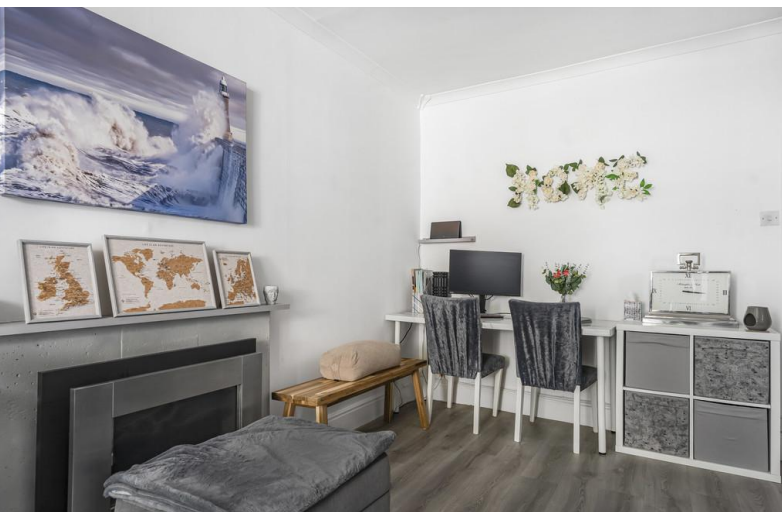
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in a nutshell...

- Private Enclosed Garden
- Direct Access Onto Open Fields
- Spacious Living Room
- Modern Fitted Kitchen
- Contemporary Family Bathroom
- Communal Off-Road Parking
- Ideal First Time Buy Or Investment
- Close To Teignmouth Town Centre And Seafront
- Viewing Highly Recommended





the details...

Situated in a convenient position within easy reach of Teignmouth's bustling town centre, picturesque seafront and sandy beaches, this beautifully presented two double bedroom apartment offers spacious and well-maintained accommodation, complemented by a private garden, communal parking and direct access onto open fields. Perfectly suited to first-time buyers, downsizers or investors, this home combines modern living with a peaceful setting.

Accessed via a communal entrance, the apartment benefits from its own private entrance with steps leading down into a welcoming hallway, providing access to all principal rooms. The generous living room is a bright and comfortable space, featuring laminate flooring, a decorative fireplace, ample room for both lounge and dining furniture, and steps leading to a uPVC door opening onto the private garden.

The contemporary kitchen has been fitted with a stylish range of high gloss grey wall and base units with contrasting work surfaces and metro tiled splashbacks. Integrated appliances include an oven, hob and fridge freezer, while additional space and plumbing are provided for further appliances. A wall-mounted boiler, tiled flooring and a front aspect window complete this attractive space.

There are two well-proportioned double bedrooms, with the principal bedroom enjoying a pleasant rear aspect and the second bedroom offering versatility as a guest room, home office or study. The modern family bathroom is fitted with a white suite comprising a panelled bath with shower over and glass screen, low-level WC, wash hand basin with vanity storage, mirror and contemporary tiled surrounds.

Outside, the property enjoys a private enclosed garden, accessed directly from the living room. A patio seating area provides the perfect space for outdoor dining and entertaining, while a gravel pathway leads through well-stocked shrubs and borders to a gate offering direct access onto the fields beyond, creating a wonderful extension of the outdoor space. The property also benefits from first come, first served communal off-road parking.

Offering spacious accommodation, modern interiors and a sought-after location close to the coast and local amenities, this fantastic apartment presents an ideal opportunity for first-time buyers, investors or those looking to enjoy the Teignmouth lifestyle.



Material Information (Subject To Legal Verification)

Tenure: Leasehold

Grade II Listed

Lease Length: 151 Years Remaining

Ground Rent: £50 Per Annum

Service Charge: £360 Per Annum

Council Tax Band: A

EPC Rating: C

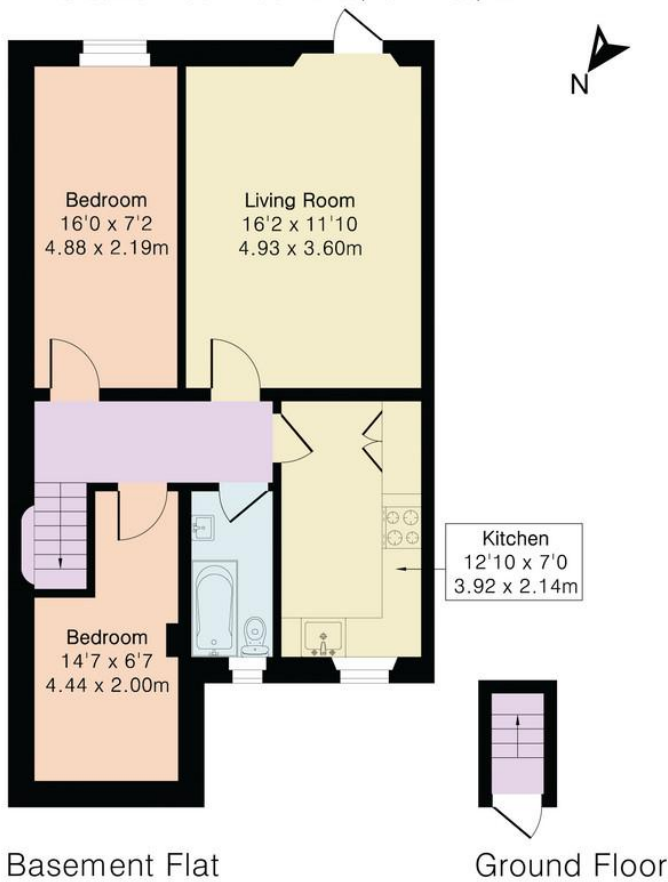


the floorplan...

Approximate Gross Internal Area 635 sq ft - 59 sq m

Basement Flat Area 622 sq ft – 58 sq m

Ground Floor Area 13 sq ft – 1 sq m



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.





the location...

Travel

Livingstone Avenue
0.11 mi • Bus stop or station

Livingstone Road
0.11 mi • Bus stop or station

Haldon Avenue Top, Haldon Avenue
0.12 mi • Bus stop or station

Teignmouth Rail Station
0.32 mi • Train station

Schools

Teignmouth Community School, Exeter Road
0.23mi •

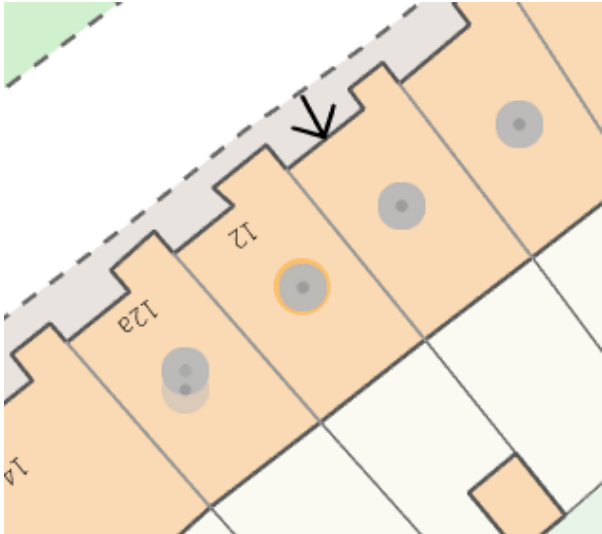
Trinity School
0.39mi •

Our Lady And St Patrick's Roman Catholic Primary School
0.70mi •

Hazeldown School
0.80mi • Nursery

Please check Google maps for exact distances and travel times.

Property postcode: TQ14 8PS



Our note. For clarification we have prepared these sales particulars as a general guide and have not carried out a detailed survey nor tested the services, appliances or fittings. Room sizes should not be relied upon for carpets or furnishings. If there are any important matters which are likely to affect your decision to buy, please contact us before viewing this property. These particulars, whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in the employment of Complete Property Services has the authority to make or give any representation or warranty in respect of the property.

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