

SIMPLY GREEN



Queen Street, Newton Abbot, TQ12 2ET

Newton Abbot - Guide Price £115,000



Bedrooms: 1 | Bathrooms: 1 | Receptions: 1

- Fantastic 1 bedroom flat
- Town centre location
- Ideal First time buy or investment property
- Double aspect lounge
- Fitted kitchen
- Good sized bedroom
- Family bathroom
- Gas central heating
- Communal entrance to rear of property for 2 flats
- Leasehold with 999 year lease.

Property Type: Flat

Council Tax Band: A

Tenure: Leasehold

A well-presented one-bedroom flat situated in a convenient town centre location, offering easy access to shops, restaurants and transport links.

The property features a good-sized double-aspect lounge, providing plenty of natural light and attractive views across the town centre. The accommodation also includes a spacious double bedroom, fitted kitchen and bathroom.

This property would make an ideal first-time purchase or investment opportunity, combining central convenience with comfortable living space.

Early viewing is highly recommended.







Positioned in the heart of Newton Abbot, this fantastic one-bedroom flat offers an ideal opportunity for first-time buyers or investors seeking a town centre property. Enjoying a prime location with easy access to local amenities, this well-presented flat combines convenience with comfortable living, benefitting from a leasehold with a 999-year lease.

Accommodation

Accessed through a communal entrance to the rear of the property, stairs lead to the first floor and the private entrance of the flat. The communal landing has access to a lockable storage area/laundry cupboard with plumbing for washing machine. The inviting entrance hall provides a welcome into the home with doors to;

The **lounge** is a good-sized, double-aspect living space, with feature fireplace and good storage, filled with natural light from its dual elevation windows. These windows offer pleasant views across the bustling town centre, creating a bright and airy atmosphere perfect for relaxation or entertaining.

The fitted **kitchen** boasts a practical layout with a range of base and wall units, ample work surfaces, and dedicated spaces for appliances, ready for your personal touch.

The generously proportioned **bedroom** is a spacious double room with window to rear, offering plenty of space for a wardrobe and additional furniture, ensuring a comfortable and private retreat. There is ample storage opportunities with a fitted cupboard housing the gas boiler.

The fully tiled family **bathroom** completes the interior, featuring a three-piece suite including a bath with a shower over, a wash hand basin, and a WC.

Location

Situated on Queen Street, this flat enjoys a central position in Newton Abbot, placing you just moments away from a diverse array of shops, cafes, restaurants, and essential services. The convenience of town centre living means everything you need is within easy reach.

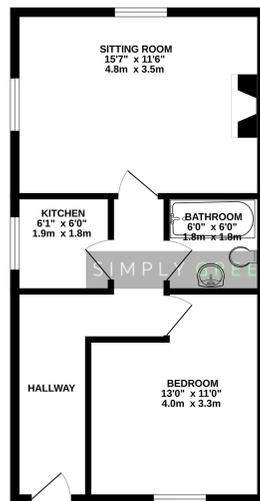
Excellent transport links are readily available, including Newton Abbot's mainline railway station, offering direct connections to Exeter, Plymouth, and beyond. Regular local bus services provide further accessibility throughout the area. The location also offers easy road access to the wider South Devon region, including coastal towns and Dartmoor National Park, perfect for exploring the beautiful surroundings.

Additional Information

Heating: Mains Gas Central Heating
 Electric Supply: Mains Supply
 Water Supply: Mains Supply

This property offers a fantastic opportunity to secure a well-located home in a vibrant town centre setting. We recommend an early viewing to fully appreciate its appeal.

GROUND FLOOR



While every effort has been made to ensure the accuracy of the floorplans contained here, measurements of floor, wall, ceiling, height and any other items are approximate and no responsibility is taken for any error, omission or misstatement. The plan is for illustrative purposes only and should be used as a guide by any prospective purchaser. The services, fixtures and fittings shown have not been tested and no guarantee is made with respect to their condition.

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THROUGHOUT THE DAY**

AND

**1 FOR A LOCAL SOLICITOR
IF YOU'D PREFER TO MEET
FACE TO FACE**



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of this property online.



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