

naomi j ryan
estate agents

House - Townhouse

Bedrooms: 4

Bathrooms: 2

Receptions: 1

Heating: Gas

Parking: Yes

Garden: Yes

Council Tax Band: D

£1,700 PCM

Maritime Court,

Haven Banks, Exeter, EX2 8GP

www.naomijryan.co.uk

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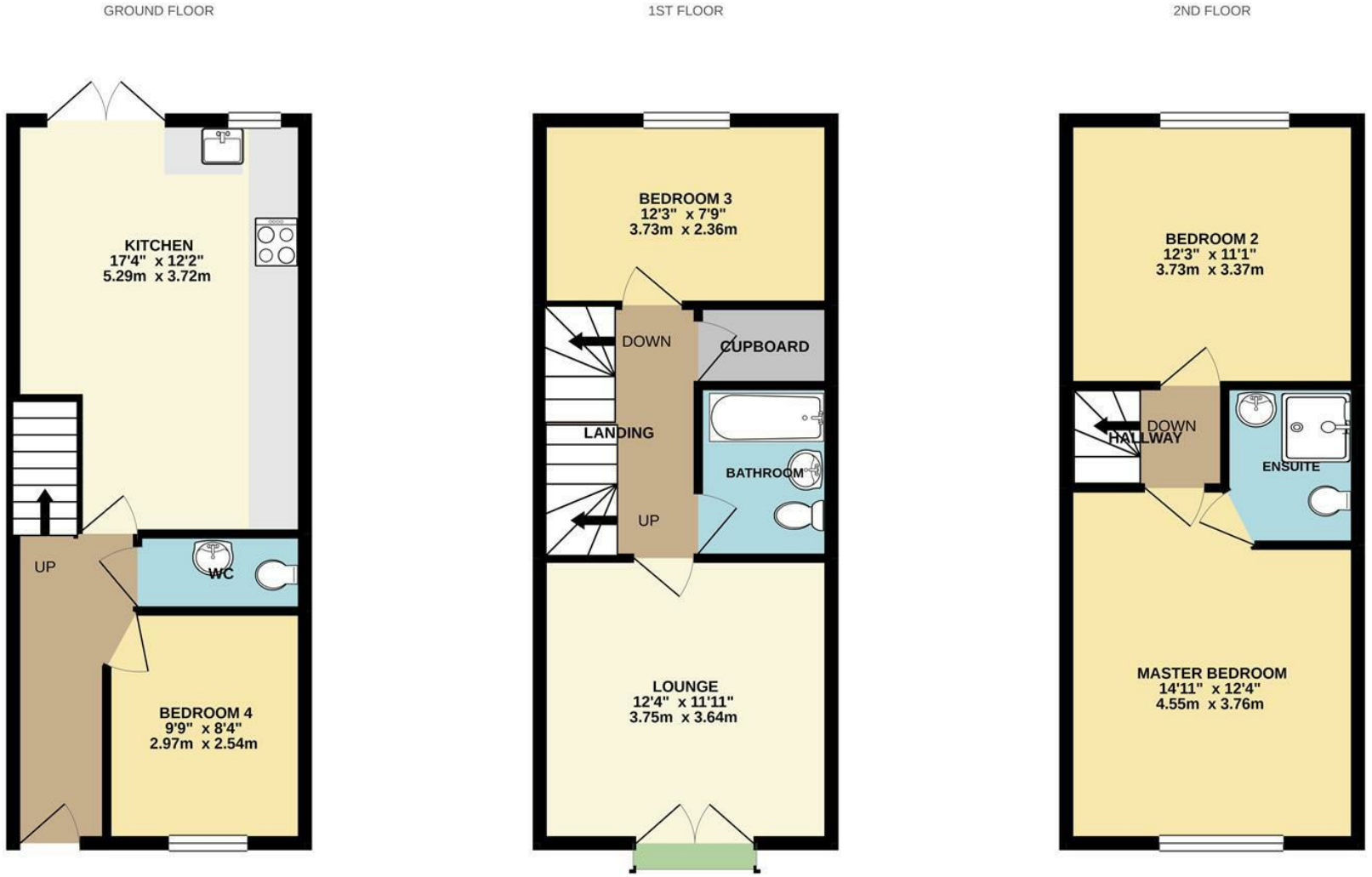
£1,700 PCM

Deposit Amount: £1,961



Whilst every attempt has been made to ensure the accuracy of the floorplan 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.
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SUMMARY

This fantastic townhouse offers a fabulous standard of accommodation throughout with a modern kitchen and updated bathrooms. Located on Exeter Quayside, where you will find a unique collection of restaurants & waterside cafes, shops, and outdoor activities. The property is also only half a mile from the city centre.

In brief the property comprises; entrance hallway, study/bedroom 4, cloakroom, fabulous kitchen diner with integral fridge/freezer, slimline dishwasher, oven, induction hob and space for washing machine. The kitchen has been fitted to a high standard and allows space for a dining table and seating. Access from the kitchen into the garden.

On the first floor you will find the living room with Juliet balcony overlooking the quay to the front, a double bedroom and the family bathroom. On the second floor are two further double bedrooms the master benefiting from an ensuite shower room. The private and well established garden is hard landscaped for easy maintenance.

Off road parking for one vehicle.

Council Tax Band D.

EPC Rating C.

Available early November, subject to satisfactory references. In person viewings only.

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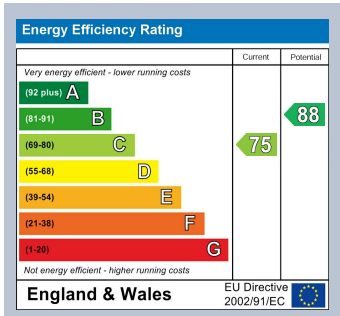

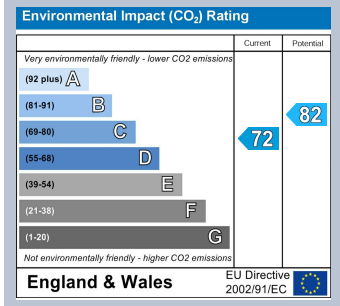



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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