



Superbly located close to Exeter city centre, the vibrant Quayside, the University, and St Davids station, this stylish, light, and modern two-double-bedroom second-floor apartment is offered chain-free and benefits from a secure, gated residents' car park with an allocated space. This contemporary property perfectly blends urban convenience with stylish apartment living. Flooded with natural light, the beautifully presented accommodation is ideal for professionals, first-time buyers, or investors looking for a turn-key property in a prime central location.

St Edmonds Court
Exeter £235,000

West of 

St Edmonds Court, Exeter £235,000

Stylish city centre apartment | Two double bedrooms | Wonderful light and spacious open plan living, dining and kitchen space | Modern fitted kitchen | Modern bathrooms | Master bedroom with en-suite | Secure gated residents car park | Walking distance to centre of Exeter | Easy access to local train links and University | Chain Free

APPROACH

Attractive communal entrance hallway with stairs to second floor. Front door to apartment 5 and entrance hallway.

ENTRANCE HALLWAY

Spacious entrance hallway with quality oak panelled doors to living room, bedrooms and bathroom. Central heating radiator. Smoke detector. Entry phone. Spotlighting. Door to large storage cupboard. Door to further storage cupboard.

OPEN PLAN LIVING/DINING/KITCHEN SPACE

20' 10" x 19' 5" (6.35m x 5.92m) (plus bay window)

LIVING AND DINING ROOM AREA

Stylish open plan living room area offering spacious accommodation with two double glazed windows to front aspect. Feature bay window with double glazed sliding patio door with glass and chrome safety barrier and further double glazed window. Two central heating radiators. TV and telephone points.

KITCHEN AREA

Modern fitted kitchen in attractive light wood finish with range of base, wall and drawer units. Worktop with matching splashback and inset acrylic sink. Integral NEFF stainless steel eye level double oven and gas hob with stainless steel splashback and modern stainless steel cooker hood over. Built-in NEFF washer/dryer and dishwasher. Space for fridge/freezer.

BEDROOM 1

11' 8" x 10' 10" (3.56m x 3.3m) (max) Spacious double bedroom with large double glazed window to rear aspect. Central heating radiator. Sliding doors to built-in double wardrobe complete with hanging rail and shelving. TV and telephone points. Door to en-suite.

EN-SUITE SHOWER ROOM

Modern white suite comprising; low level w.c., pedestal hand wash basin and large tiled shower enclosure with mixer shower and sliding glass door. Chrome ladder style central heating radiator. Part tiled walls. Fitted wall mirror with lighting.

BEDROOM 2

10' 10" x 10' 6" (3.3m x 3.2m) (max) Further spacious double bedroom with double glazed window to rear aspect. Central heating radiator. TV and telephone points.

BATHROOM

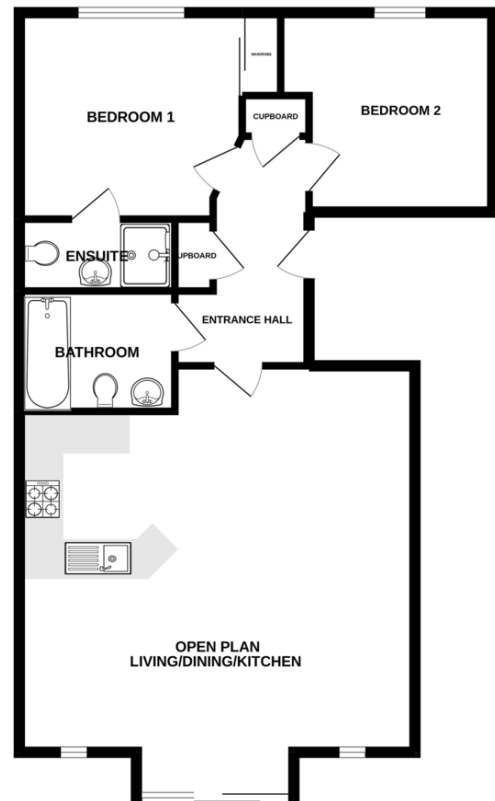
Large bathroom with modern white suite comprising; low level w.c., pedestal hand wash basin and bath with tiled surround. Chrome ladder style central heating radiator. Fitted wall mirror with lighting. Extractor fan.

OUTSIDE

PARKING

Secure gated and covered parking with allocated parking for one vehicle.

GROUND FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only. Made with Metropix ©2022

Score	Energy rating	Current	Potential
92+	A		
81-91	B	84 B	84 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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