



Apartment 1 Globe Court, Dowell Street, Honiton, Devon
EX14 1DL

A newly decorated top floor apartment in the heart
of the town.

Rail Station: 0.4 miles Coast: 9 miles Exeter: 20 miles

- Open Plan Living / New Kitchen
- Two Bedrooms
- Modern Shower Room
- Available Immediately
- Unfurnished
- Would Suit Professional(s)
- Long Let
- Deposit: £980
- Council Tax Band: A
- Tenant Fees Apply

£850 Per Calendar Month

01404 42553 | rentals.honiton@stags.co.uk

ACCOMMODATION INCLUDES

External staircase to the rear which rises to the second floor 'gantry/external landing' with private entrance door into the apartment.

HALLWAY

With storage cupboard housing the gas fired boiler, radiator and newly fitted laminate floor.

SHOWER ROOM

Comprises double walk-in shower cubicle with electric shower, pedestal wash hand basin with mirror over, low level WC and heated towel rail.

KITCHEN / SITTING ROOM 14'3" x 12'5"

The kitchen area comprises of newly fitted wall, base and drawer units, wood effect worksurface with inset stainless steel sink unit, electric oven, electric hob with extractor over, space for washing machine and fridge freezer. The living area has radiator, television aerial, telephone socket and newly fitted laminate floor throughout. .

BEDROOM TWO 8'0" x 7'2"

Single with radiator, television aerial and newly fitted carpet.

BEDROOM ONE 11'8" x 10'7"

Double with radiator, television aerial and newly fitted carpet.

OUTSIDE

There is no allocated outside space or parking with the property however Lace Walk Car Park lies on the opposite side of Dowell Street for which annual permits are available from East Devon District Council.

SERVICES

Electric - Mains connected

Drainage - Mains connected

Water - Mains connected

Gas - Mains connected

Heating - Gas central heating

Ofcom predicted broadband services - Standard: Download 18 Mbps, Upload 1Mbps. Superfast: Download 80 Mbps, Upload 20 Mbps.

Ofcom predicted mobile coverage for voice and data: Internal & External (Good); EE, Three, O2 and Vodafone.

Local Authority: Council Tax Band: A

SITUATION

Globe Court is an imposing Grade II listed three storey building of rendered elevations under a slate roof, enjoying a prime central location on the corner of the High Street and Dowell Street at the heart and conservation area of the market town of Honiton.

Honiton offers a range of amenities including Tesco, Aldi and Lidl supermarkets, an out of town retail park and a diverse and interesting range of independent shops including many antique, bookshops and a twice weekly street market. Mainline rail link for direct trains to London Waterloo and Exeter. The A30 dual carriageway provides quick access to Exeter and Exeter regional airport.

The Regency town of Sidmouth along with popular beaches of Branscombe,

Seaton and Lyme Regis are within easy driving distance. Taunton, the County Town of Somerset, lies to the north east and provides a wide range of cultural and educational facilities as well as mainline station on the London (Paddington) line.

DIRECTIONS

From Stags High Street offices proceed down the High Street in an easterly direction. At the traffic lights turn right into Dowell Street, and the entrance to Globe Court can be found immediately on the left hand side. Apartment 1 can be found at the top of the stairs.

What3Words: ///falls.stove.crazy

LETTINGS

The property is available on a long let an Assured Shorthold Tenancy, unfurnished and is available Immediately. RENT: £850 per calendar month exclusive of all charges. DEPOSIT: £980 returnable at end of tenancy subject to any deductions. All deposits for a property let through Stags are held on their Client Account and administered in accordance with the Tenancy Deposit Scheme and Dispute Service. No Smokers/Pets/Children. Viewings strictly through the Agents.

HOLDING DEPOSIT AND TENANT FEES

This is to reserve a property. The Holding Deposit (equivalent of one weeks rent) will be withheld if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to Rent check, provide materially significant false information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing). For full details of all permitted Tenant Fees payable when renting a property through Stags please refer to the Scale of Tenant Fees available on Stags website, office or on request. For further clarification before arranging a viewing please contact the lettings office dealing with the property. Clarification before arranging a viewing please contact the lettings office dealing with the property.

TENANT PROTECTION

Stags is a member of the RICS Client Money Protection Scheme and also a member of The Property Redress Scheme. In addition, Stags is a member of ARLA Propertymark, RICS and Tenancy Deposit Scheme.

RENTERS' RIGHTS ACT

It has been confirmed that phase one of the act will be implemented on 1st May 2026.

This legislation will introduce a number of significant changes to the rental sector and how tenancies in the private rented sector are conducted. This includes the abolition of all fixed term tenancies in favour of assured periodic tenancies.

For further information and guidance, please contact our office or visit our website at stags.co.uk. Additional information is available on the official government website at www.gov.uk, or by copying and pasting the link below into your browser:
https://assets.publishing.service.gov.uk/media/6915beb8bc34c86ce4e6e730/Implementing_the_renters_rights_act_roadmap.pdf



IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Tenants must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.



Bank House, 66 High Street, Honiton, Devon, EX14 1PS
01404 42553
rentals.honiton@stags.co.uk



@StagsProperty



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		72	79
EU Directive 2002/91/EC			