

Flat 1, Sunnyside House Lower Town, Halberton, Tiverton, EX16 7AU

£750 PCM

A well presented one bedroom ground floor apartment within a wonderful detached Victorian property. The property has an open plan, kitchen/living area with integrated fridge and freezer and a large double bedroom with an ensuite bathroom with a shower over the bath. The apartment benefits from gas central heating. Outside, there is a maintained, enclosed communal garden with allocated spaces. This property has allocated parking for one car only and use of a garden shed.

Description

A one bedroom, ground floor apartment, occupying a lovely village location in lower town Halberton, close to local amenities and only a short walk to a local bus route to Tiverton. The property consists of an open plan kitchen/living area with integrated fridge and freezer. The flat has a large double bedroom and adjoining bathroom with a shower over the bath. Outside, there is an enclosed communal garden with allocated spaces and use of a garden shed. This property has one allocated parking space.

Lettings enquiries

If you have any enquiries, please do not hesitate to contact the office on 01884 257997 or email us at lettings@weldenedwards.co.uk.

Halberton

Halberton is a small village just outside of Tiverton and has a range of local amenities including a popular farm shop, a pub and a village hall. Tiverton is a market town with a wide range of amenities, with a range of shops, recreational and educational facilities, as well as superb travel links to Exeter and Taunton via the North Devon link road, the M5 accessible from here via junction 27.

Disclaimer

Whilst every attempt has been made to ensure our sales particulars are accurate and reliable, they are only a general guide to the property, and accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to clarify the position for you.

General Conditions Lettings

Upon application we require one weeks rent as a holding fee. This will then be held up to 90 days or until the move in occurs and the money will be used to deduct from the first month's rent. Terms and conditions apply.

- Set in a Stunning Victorian House
- Modern Kitchen/Living Area
- Bathroom with shower over bath
- Integrated Fridge & Freezer
- Communal Garden
- Ground floor apartment
- One large bedroom
- Gas central heating
- Allocated parking space
- EPC rating D



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) 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	EU Directive 2002/91/EC	56	75

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		