



Highpoint, 125 Berry Head Road, Brixham, TQ5 9AH

Eric Lloyd
&Co.

www.ericlloyd.co.uk



Highpoint, 125 Berry Head Road, Brixham, TQ5 9AH

£165,000 Leasehold

Panoramic sea views are enjoyed from this top floor one bedroom flat.

Nestled on the hillside enjoying simply incredible sea views, this **TOP FLOOR ONE BEDROOM FLAT** is located on the popular Berry Head Road, within walking distance of the waters edge, shoalstone pool and onto Brixham's town and harbour.

A real feature of this property is the **ALLOCATED PARKING SPACE** located to the front of the block, along with a communal guest space. To the rear is a communal garden / drying area.

Stepping inside, you are welcomed by the entrance hall, this leads through to the lounge / dining room, a picture window enjoys these simply stunning views. The aspect from this window means spectacular sunsets are a regular occurrence.

The kitchen is accessed off the lounge / dining room, wood effect shaker style units are paired with granite effect worktops creating a modern feel. An integrated double oven / grill is positioned at eye level, whilst there is ample space for further freestanding white goods.

The bedroom provides useful storage with wall to wall built in wardrobes, leaving ample room for a double bed.

Across the hall is the bathroom with electric shower over bath.

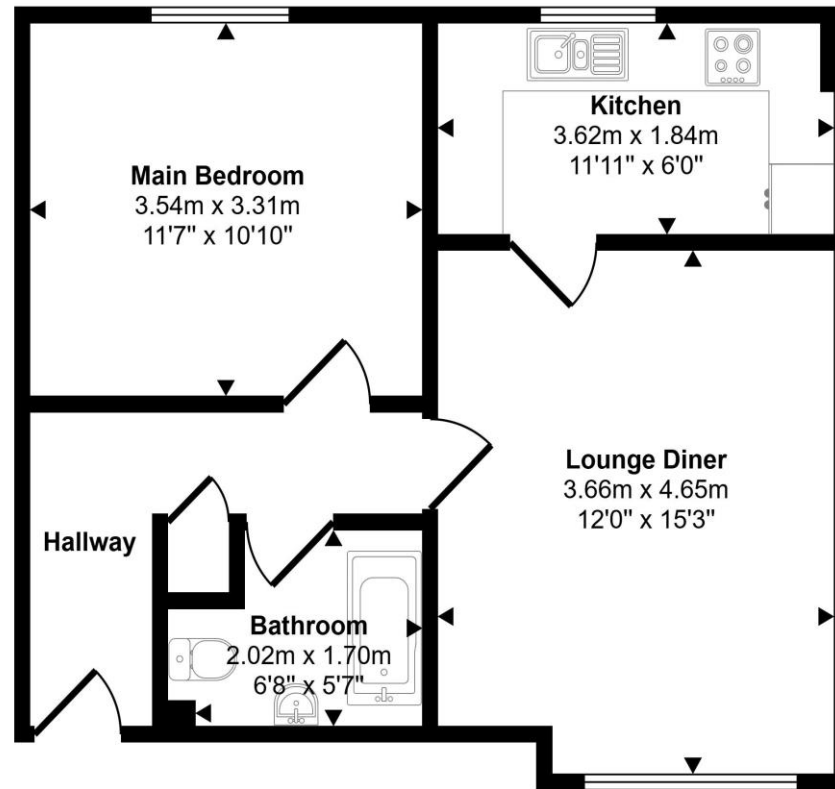
The property is heated via a recently fitted top of the range Dimplex Quantum night storage heater.

Highpoint itself is a well managed block, with well kept surrounding gardens.

This property is held on a 199 year lease from march 1985, however comes with the added benefit of owning 1/8 share of freehold. Maintenance charge is currently £127 pcm. No holiday letting allowed , however long term letting is allowed.



Approx Gross Internal Area
47 sq m / 504 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

To view this property call Eric Lloyd & Co on **01803 852773**



ENERGY PERFORMANCE RATING: C

COUNCIL TAX BAND: A

AGENTS NOTES: This property is on mains electric, water and drainage. There is no gas connection, the property is heated via electric night storage heating. The Ofcom website indicates that broadband and mobile phone reception is available at this address.

VIEWINGS ARRANGEMENTS

Strictly by appointment through Eric Lloyd & Co – Telephone 01803 852773 Email: brixham@ericlloyd.co.uk Web: www.ericlloyd.co.uk

01803 852773

42 Fore Street Brixham TQ5 8DZ
brixham@ericlloyd.co.uk



Eric Lloyd & Co wish to advise prospective purchasers that we have not checked the services or appliances. The sales particulars have been prepared as a guide only; any floor-plan or map is for illustrative purposes only. Eric Lloyd & Co, for themselves and for the vendors or lessors of this property whose agents they are give notice that: the particulars have been produced in good faith; do not constitute any part of a contract; no person in the employment of Eric Lloyd & Co has any authority to make or give any representation of warranty in relation to this property.