



Connells

Moorsend
Bradley Valley Newton Abbot

Moorsend Bradley Valley Newton Abbot TQ12 1YA

for sale guide price
£160,000



Property Description

Tucked away in a quiet cul-de-sac on the outskirts of Newton Abbot, this well-presented two bedroom home offers a practical and spacious layout, generous living accommodation and a communal garden - ideal for first-time buyers, downsizers or investors.

Stepping through the porch into the central hallway, the property immediately feels bright and airy. Leading off the hall is a well sized lounge/diner, an impressive full-width room offering excellent space for both seating and dining areas with a large window allowing for plenty of natural light to flow through, creating a welcoming and sociable living environment.

The kitchen sits just off the lounge/diner and is newly fitted with ample storage and worktop space, with room for appliances.

There are two comfortable and generous bedrooms with a centrally positioned newly installed bathroom offering a full-sized bath, basin and WC.

Externally, the property benefits from an enclosed communal garden. Moorsend is a popular residential spot with excellent access to local amenities, schools and transport links, including the town centre and railway station.

Front Of The Property

Communal Entrance

The communal entrance leads to the flats own entrance door.

Entrance Porch

Storage cupboard and door to the hallway.

Entrance Hallway

Doors to all principle rooms and storage cupboard.

Lounge/Diner

16' 9" x 13' (5.11m x 3.96m)

Double glazed window to the front, door to the kitchen with a patterned single glazed obscure window and a wall mounted electric heater.

Kitchen

9' 10" x 6' 7" (3.00m x 2.01m)

Double glazed window to the front of the property, wall and base units, one and a half bowl stainless steel sink/drain, electric hob with extractor over, oven, and space for appliances.

Bedroom One

13' 3" x 8' 7" (4.04m x 2.62m)

Double glazed window to the rear and a wall mounted electric heater.

Bedroom Two

11' x 8' 2" (3.35m x 2.49m)

Double glazed window to the rear and a wall mounted electric heater.

Bathroom

Bath with shower over and glass screen, WC, wash hand basin and extractor fan.

Garage

Situated in a block, with up and over door.

Agent Notes

Lease Remaining: 999 years 7 December 1976 (950 years remaining)

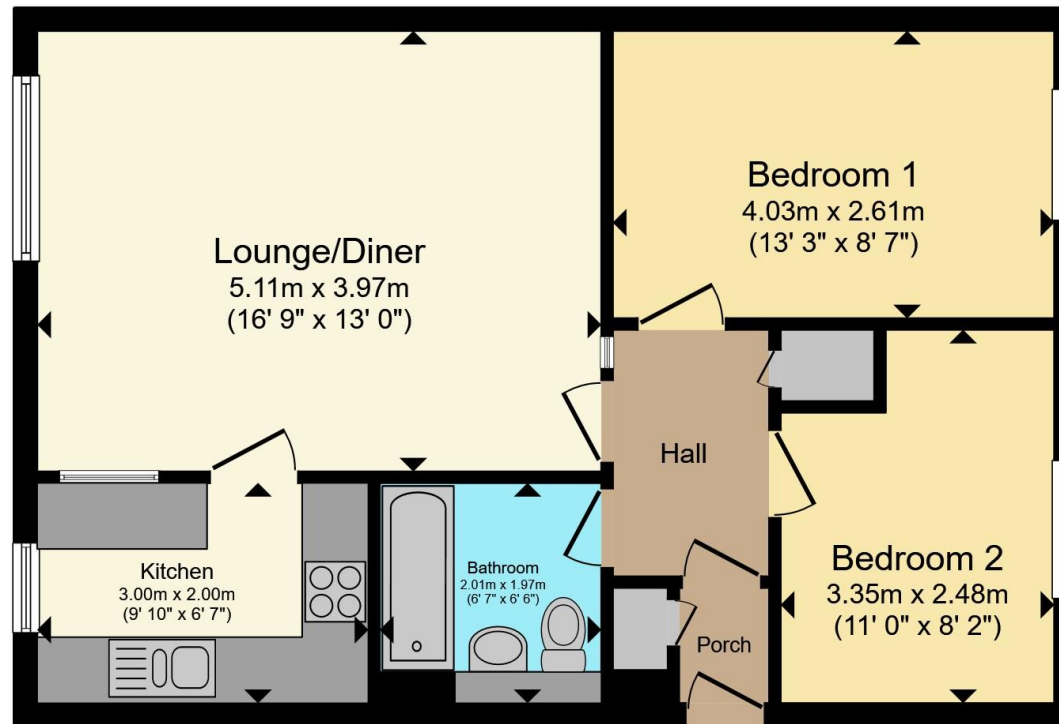
Service Charge: £85 per month/£1,020 per year

Share of Freehold









Total floor area 56.2 m² (605 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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To view this property please contact Connells on

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4 Bank Street
 NEWTON ABBOT TQ12 2JW

EPC Rating: D

Council Tax
 Band: A

Service Charge:
 1020.00

Ground Rent:
 Ask Agent

Tenure: Leasehold

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This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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Property Ref: NAB313191 - 0004