



12 Riverain Lodge Tangier Way, Taunton TA1 1FF

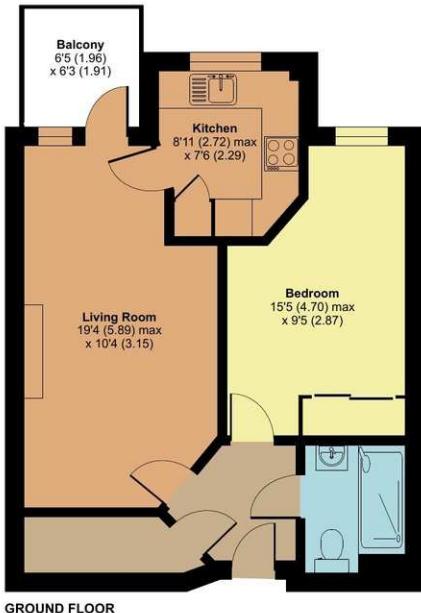
£279,950

robert
cooney

Apartment 12, Riverain Lodge, Tangier Way, Taunton, TA1 1FF

Approximate Area = 442 sq ft / 41 sq m

For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © mitchecom 2025. Produced for Robert Cooney. REF: 1363550

Conveniently situated in this popular over 60's riverside development within a few minutes' walk of the town centre is this well presented 1 bedoomed ground floor apartment with balcony. Residents benefit from excellent communal facilities, 24 hour Careline system for safety and security and beautiful landscaped gardens overlooking the River Tone. No onward chain.



Viewing strictly through the selling agents:

Robert Cooney

Corporation Street, Taunton, Somerset TA1 4AW

Telephone: 01823 230230
taunton@robertcooney.co.uk
robertcooney.co.uk

Features

- Entrance Hall
- Living Room with door to Balcony
- Fitted Kitchen
- Double Bedroom with fitted wardrobe
- Shower Room
- Communal gardens
- Shared parking
- Ground source heat pump for building, thermostats in apartment
- Lease term 999 years from 2022, 995 years remaining
- Current service charge £2500 pa
- Current ground rent £575 pa
- Council tax band D
- What3words: [///loyal.slip.film](https://what3words.com/loyal.slip.film)

**robert
cooney**