



Flat 3, Plantation View College Road, Newton Abbot

Newton Abbot

In Excess of £300,000



Flat 3

Plantation View College Road, Newton Abbot

Guide - £300,000 - £310,000. Modern chain-free three-bed flat with bright living space, sleek kitchen, Air Source Heat Pumps, balcony, garage, off-road parking, EPC B, and great location. Council Tax band: D

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- Chain free
- Modern kitchen with integrated appliances
- Spacious balcony with panoramic views
- Off-road parking
- Private garage
- 2 shower rooms and a communal bathroom
- EPC Rating of B
- Air source heat pump
- Private patio
- Contemporary third bathroom with corner bath and shower
- Loft conversion bedroom with skylight windows
- Large windows with natural light
- Quiet residential area
- New condensing boiler under warranty until December 2026





Kitchen

11' 1" x 10' 8" (3.39m x 3.24m)

Modern kitchen with excellent storage and cooking space.

Living Room

17' 2" x 17' 1" (5.24m x 5.20m)

Spacious hosting facility with direct access to the balcony. Natural light flows into the space with stunning views.

Bedroom 2

10' 11" x 10' 10" (3.34m x 3.29m)

Double bedroom located off the hallway with rural views

En-suite

7' 6" x 6' 2" (2.28m x 1.88m)

Direct access off bedroom 2

Bathroom

7' 7" x 5' 7" (2.30m x 1.70m)

Located towards the front of the flat with direct access off the hallway. The room has a feature towel rail, a shower over the bath and half height wall tiling around the room.



Bedroom 1

17' 1" x 16' 1" (5.21m x 4.90m)

Located within the loft space the spacious room has built in storage along with two velux windows to allow natural light to enter.

En-suite

13' 2" x 8' 3" (4.02m x 2.51m)

Direct access off bedroom 1, the space has stylish flooring along with a velux to allow ventilation. Ample storage space.

Office

10' 10" x 7' 7" (3.30m x 2.30m)

Located off the hallway, this space can also be used as a third bedroom.



FRONT GARDEN

Located outside the front door, the space has a shed & greenhouse ideal for storage.

BALCONY

Private balcony located off the living room.

GARAGE

Single Garage

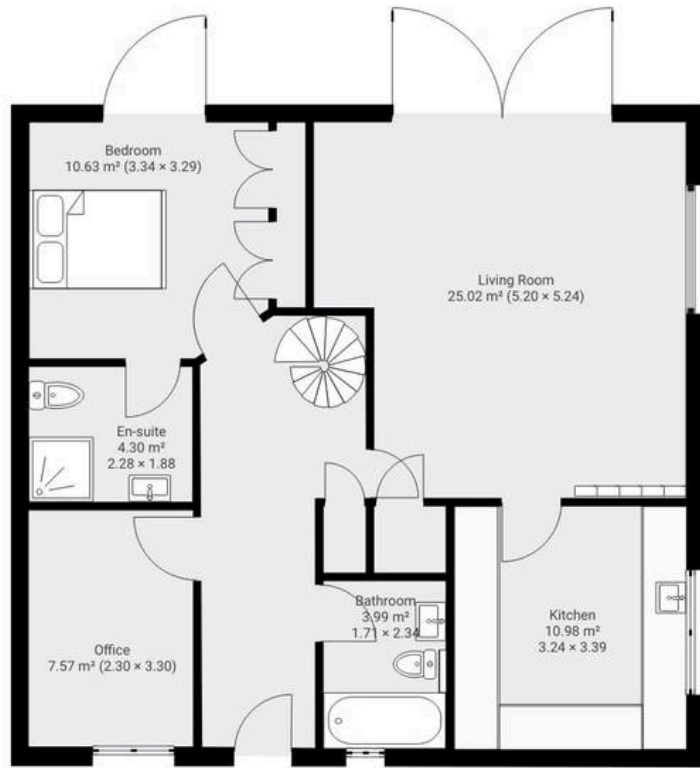
Single Garage with power and light.

OFF STREET



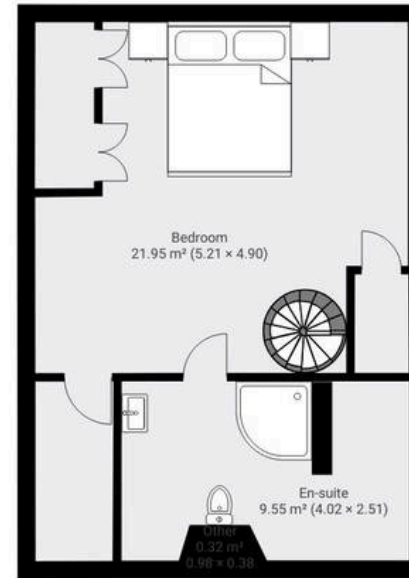
▼ Ground Floor

TOTAL AREA:75.98 m²-LIVING AREA:75.98 m²-ROOMS:10



▼ 1st Floor

TOTAL AREA:37.45 m²-LIVING AREA:0.00 m²-ROOMS:6



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