



Flat 1 Sunnyside House Lower Town, Devon EX16 7AU
Asking Price £139,950

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If you've been in search for a cosy place to call home or a savvy investment, your search might just be over! Available now and with no onward chain is a stunning one-bedroom, ground floor apartment situated in the charming village of Halberton.

Description

The apartment's interior layout is quite unique and immediately inviting. The open-plan design of the kitchen and living area gives it a spacious feel. The well-equipped kitchen is perfect for different types of culinary endeavours while the living space is a cosy area, suitable for both relaxing and entertaining. The blend of these two spaces provides both functionality and comfort, creating a homey atmosphere.

The apartment offers a sizeable double bedroom with plenty of room to personalize. Adding further convenience, the bedroom includes an en-suite bathroom which features a shower area installed over the bathtub. This design combines the best of both - a quick shower for busy mornings or a leisurely bath when time allows for a relaxation.

The exterior grounds of the property are well kept, providing an inspiring view and ample room for outdoor activities. A communal garden, meticulously maintained and safely enclosed for a sense of peace and privacy, and is available for all residents. It's the perfect space to enjoy some fresh air, have a picnic, or indulge in a good book.

Additionally, one of the significant benefits of this property is the practicality of having assigned parking. The allocated parking space comes with the property, eliminating the worries of finding a parking spot after a long day at work. This feature provides an additional layer of comfort for the residents.

In conclusion, this beautifully presented, one-bedroom, ground-floor apartment in lower town Halberton is surely an opportunity to embrace comfortable living nestled in a lovely village location.

Tenure, Council Tax and Services

999 year lease with 977 remaining

25% of the freehold

£1080.25 Per Annum Service Charge

Council Tax Band A

Mains Gas, Electric, Water & Drainage

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.

Sales enquiries

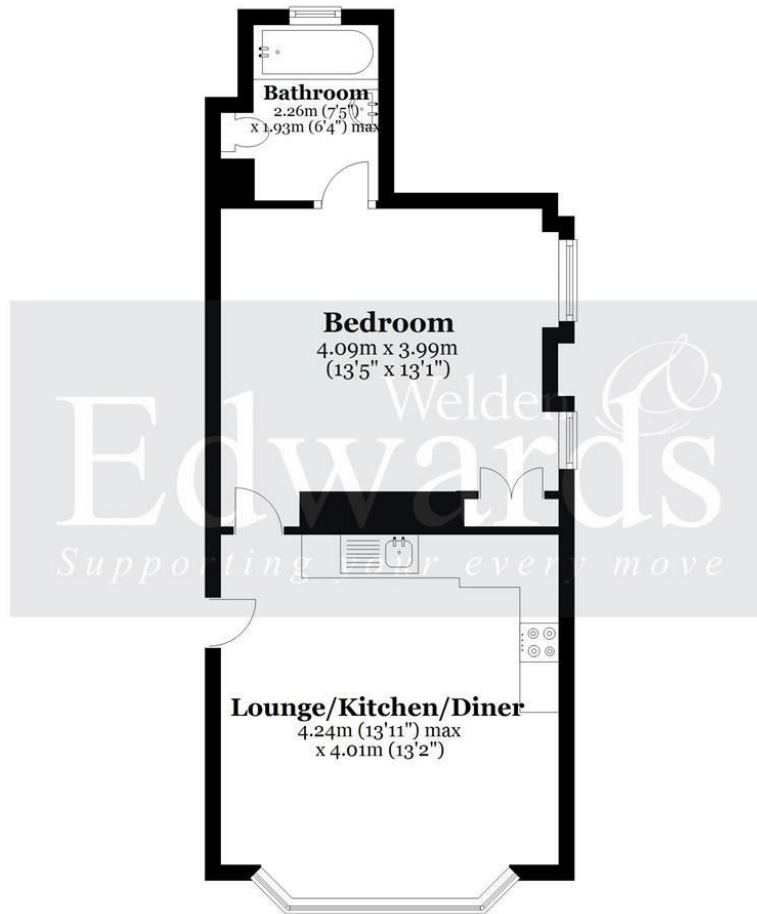
If you have any enquiries, please do not hesitate to contact the office on 01884 257997 or email us at sales@weldenedwards.co.uk.

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.



Ground Floor



Total area: approx. 38.9 sq. metres (419.3 sq. feet)

This plan is for guidance only and is not to be relied upon. Measurements are approximate.
Plan produced using PlanUp.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			75
(55-68) D		56	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



