

10 Edenhurst Court

Ref No: 3558

Park Hill Road, Torquay, Devon, TQ1 2DD



A Spacious Three Bedroom Purpose Built Apartment

Benefitting From Panoramic Sea Views Over Torquay Harbour, Seafront and Beyond

Good Location Within Walking Distance of the Harbourside as well as Town Centre Shops

Would Benefit From Refurbishment and Decoration

Offered For Sale with No Onward Chain - Viewing Highly Recommended

£229,950 Leasehold

Interested in this property?

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DESCRIPTION

This fabulous, purpose built apartment forms part of a block of similar quality apartments, located on Park Hill Road and enjoys panoramic sea views of the Harbour, seafront and wider bay.

This convenient location is within walking distance of the Harboursides bars and restaurants as well as Torquay town centre shops. Apartment 10 is situated on the fourth floor and enjoys spectacular views over Torquay Harbourside.

The apartment offers generous sized, well proportioned accommodation, but would benefit from some refurbishment and redecoration.

The accommodation briefly comprises:-

The building is entered via smart communal foyer, from here there is lift or stair access to all floors. This particular apartment is located on the fourth floor ensuring you get the best of the sun, as well as good views.

FRONT DOOR

To:-

APARTMENT 10

ENTRANCE HALLWAY

LIVING ROOM

11' 11" x 18' 3" (3.64m x 5.55m)
With sliding doors opening to:-

BALCONY

Providing views over Torquay Harbourside.

KITCHEN

7' 7" x 11' 0" (2.31m x 3.35m)

BEDROOM 1

9' 5" x 13' 3" (2.87m x 4.03m) (max)
With fitted wardrobes.

BEDROOM 2

9' 5" x 12' 9" (2.86m x 3.88m)
With fitted wardrobes.

BEDROOM 3

9' 9" x 9' 5" (2.97m x 2.86m)
With fitted wardrobes.

BATHROOM

6' 6" x 6' 10" (1.99m x 2.09m)
With bath, shower over and wash hand basin.

SEPARATE WC

EXTERIOR

There is a driveway that sweeps up from Park Hill Road to the rear of the building where a garage for number 10 is situated, in a block to the rear. Either side of the driveway are well maintained areas of communal garden, which residents can enjoy the benefit of.

TENURE

We are informed that the property is held on a 199 year lease from September 1972. We are informed that residents hold a share of the freehold.

MAINTENANCE

We have been informed that the maintenance charge is calculated at £2,850 per annum, which includes buildings insurance and water rates.

COUNCIL TAX BAND E

EPC RATING D

VIEWING

Viewing is highly recommended and can be arranged by prior appointment with the Agents, Bettesworths. Tel. 01803 212021.

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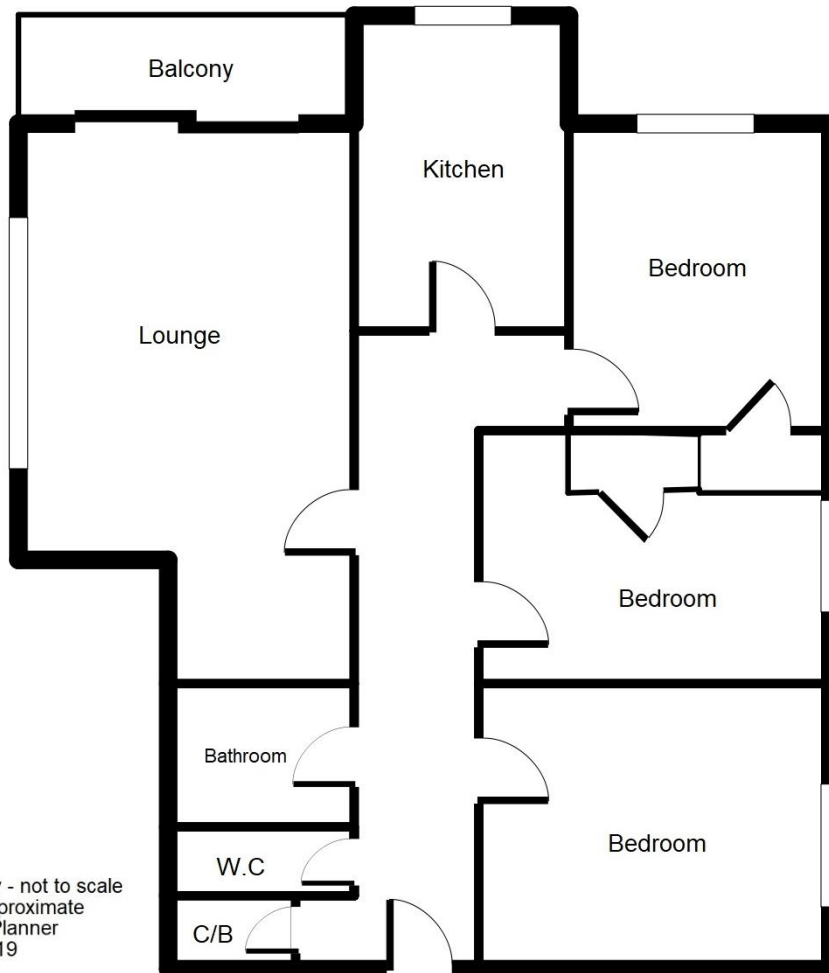


Illustration for identification only - not to scale
square footage shown is approximate
Made with Visual Floor Planner
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