



£150,000

Ground Floor Flat, Chudleigh Road, Exeter

Flat | 1 Bedroom | 1 Bathroom

Landline:- 01392 469333



www.rightathomeexeter.com



Step Inside

Key Features

- Modern Ground Floor Apartment
- One Double Bedroom
- Open Plan Living Accommodation
- Stylish Kitchen
- Shower room
- One Allocated Parking Space
- Private Rear Garden
- Complete Upper Chain
- Ideal For First Time Buyer or Buy To Let Investment
- Great Access to Local Amenities and Major Transport Links

Property Description

* MODERN GROUND FLOOR APARTMENT * ONE DOUBLE BEDROOM * OPEN PLAN LIVING ACCOMMODATION * PRIVATE GARDEN * ONE ALLOCATED PARKING SPACE
* IDEAL FIRST TIME BUY OR INVESTMENT PROPERTY * COMPLETE UPPER CHAIN * INTERNAL VIEWING HIGHLY RECOMMENDED *

Main Particulars

A spacious and well presented modern ground floor apartment enjoying its own private rear garden and allocated parking space. The property is located within the popular residential area of Alphington. A great first time buy/investment purchase. Internal viewing recommended.

The spacious accommodation comprises a welcoming entrance hall, a light and airy open plan kitchen / living / dining room with the stylish modern kitchen boasting integrated appliances. A spacious double bedroom with fitted double wardrobes and a modern shower room. The property enjoys its own large, enclosed rear garden, completely paved for easy maintenance and also a side access. To the front of the property is an allocated parking space. The apartment also has gas central heating and double glazing.

Leasehold: Length of Lease is 125 years from and including 29 September 2010.

Pets are not permitted under the terms of the lease.

Service Charge: £85pcm

Annual Ground Rent: £50pa

Alphington offers excellent access to a wide range of amenities including local store, doctors, pharmacy and church. There is easy access to the major link roads surrounding the city including M5 motorway, A38/A380 and A30.

Council Tax Band: B

Tenure: Leasehold

Leasehold Information - Length of Lease: 125 Years from and including 29th September 2010

Service Charge: £85 PCM

Annual Ground Rent: £50

Service Charge Review Period (Year/Month): TBC

Ground Rent Review Period (Year/Month): TBC

Access

Access via telephone intercom into:

Community Hallway

Private door leads to:

Entrance Hall

Storage cupboard housing electric consumer unit. Thermostat control, entry phone, smoke alarm, wall mounted radiator and matching carpet flooring.

Open Plan Kitchen / Living Room

Living/Dining Area:

uPVC window and uPVC door providing outlook and access to the rear garden. TV and telephone points. Two wall mounted radiators and matching carpet flooring.

Kitchen Area:

An excellent range of modern wood effect eye level and white base and drawer units with rolled edged worktop over and tiled splashback. Inset stainless steel sink and half bowl with single drainer and modern mixer tap. Integrated electric oven and four ring electric hob with extractor hood over. Integrated washing machine, dishwasher and fridge. Concealed boiler providing hot water and central heating. Obscure uPVC window to the side aspect. Tiled flooring.

Master Bedroom

Wall mounted radiator and TV point. Built in double wardrobes. uPVC window to front aspect. Matching carpet flooring.

Bathroom

A modern matching white suite comprising double width tiled shower enclosure and mains shower. Wall mounted wash basin and low level W.C. Partially tiled walls and large fitted mirror. Chrome heated ladder towel rail. Tiled flooring. Extractor fan. Obscure uPVC window to side aspect.

Outside

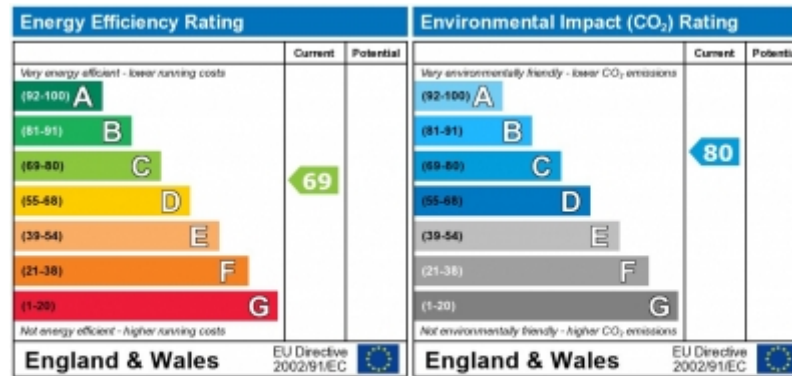
Enclosed, spacious paved rear garden with side access and one allocated parking space to the front of the property.





This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Copyright © 2024 Registered Office: , 17A Main Road, Pinhoe, Exeter EX4 9EY



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂)

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