



Altamira

Topsham, Exeter, Devon, EX3 0AQ

Asking Price £230,000





Description

This superb low maintenance 2-bedroomed apartment offers beautifully presented, bright and spacious accommodation enjoying a lovely open aspect.

Altamira is a quiet cul de sac of properties circling a large, well maintained attractive central green. Very conveniently located within easy walking distance of Topsham High Street.

With gas C/H, double glazing & balcony.

The property has undergone extensive improvements by the current vendors creating a comfortable and stylish home.

The accommodation briefly comprises a communal entrance for just 2 properties. Stairs lead to the 2nd floor where a door opens into a very spacious living room with picture window enjoying some far reaching South facing views to the front. An inner hallway leads to all the other rooms.

The kitchen/breakfast room is very well appointed with an attractive modern range of Cream coloured Shaker style units including various integrated appliances. French doors open onto a pretty private balcony with a tree lined aspect to the rear. There is a useful separate utility cupboard with modern boiler. The apartment has 2 double bedrooms with the main bedroom to the front being a particularly generous size and enjoying open views.

The smart modern white bathroom has an additional Rainwater style shower.

Overall, an immaculate home in beautiful condition

Location

The town of Topsham, was once the old port of Exeter and is now popular with sailing enthusiasts. It offers a wide range of local facilities including shops, restaurants, historic inns, medical and educational facilities. Topsham's numerous clubs and societies offer a range of cultural and sporting facilities such as an open air swimming pool, tennis courts and bowling green. The River Exe and estuary is renowned for its diversity of bird life and angling opportunities. There is a regular bus service to Exeter and a local train station on the Exeter/Exmouth branch line.





Directions

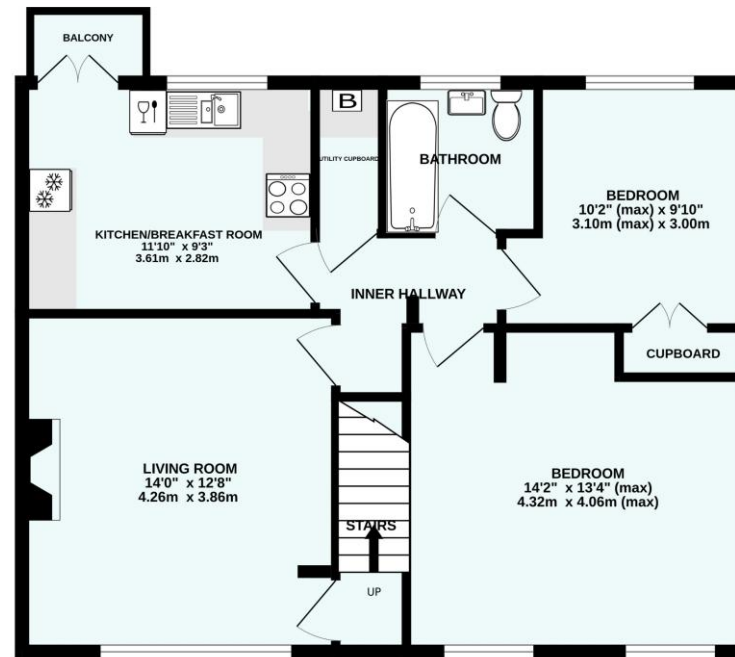
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Material Information

- EPC Rating: C
- Tenure: Leasehold, 125 Year lease from 14th June 1988 (86+years remaining)
- This flat also owns a SHARE of the Freehold
- Service Charge: (From Jan 2026) - £1231.84 per annum to include buildings insurance
- Estate Fee: £79.08 per annum
- Council Tax Band: B - Exeter City Council
- No Pets Allowed: Unless permission granted from the management company on behalf of the Directors
- Utilities: All Mains Services
- Heating: Gas Central Heating
- Parking: Residents Parking (Permit required)



SECOND FLOOR



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Property Fact Sheet Ref:

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