

HOWARD DOUGLAS

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Flat 5 The Thornings, North Street, Ashburton, Newton Abbot, Devon TQ13 7QG

A ground floor flat with parking positioned within an easy level walk of Ashburton town centre

Communal Entrance | Hall | Living Room | Kitchen | Two Bedrooms | Parking
No Onward Chain

£159,950

Situation & Description

The Thornings is located at the far end of North Street, away from the hustle and bustle of the town centre, yet within a convenient level walk of amenities. Ashburton lies on the southern boundary of Dartmoor National Park and just off the A38 for Exeter and Plymouth.

Flat 5 is a ground floor flat which forms part of a purpose-built building with just four other flats. The accommodation includes two bedrooms, living room, kitchen and bathroom. There is double glazing and the benefit of off-road parking which is a rare find for a centrally located property in this price range.

The flat is offered for sale with no onward chain and would be a suitable buy-to-let investment or a great first home.

Council Tax Band: Band A at the time of preparing these particulars
Tenure: Leasehold

Please Note

Every care has been taken in the preparation of these particulars, but complete accuracy cannot be guaranteed. If there is any point that is of particular importance to you, we will be pleased to check it for you. All measurements (including garden/land sizes) are approximate. Floor plans are for illustrative purposes only and not to scale. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. The Agent has not tested any apparatus, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. The Agent has not had sight of the Title documents. We may refer buyers and sellers to conveyancing services provided by GA Solicitors and Howard & Over Solicitors. You are under no obligation to use either of these firms. However, should you decide to do so we may receive a referral fee of £100 for a sale or purchase that proceeds to completion. As we provide a regular supply of work to both firms of solicitors any referral fee is not added to your conveyancing quote.



Communal Entrance
Intercom entrance system. Doors at the front and rear of the building to the communal entrance. Private entrance door to

Hall
L-shaped. Electric night storage heater. Deep storage cupboard also housing hot water cylinder.

Living Room
13' x 10'2" narrowing to 9'7" by the entrance door. Double glazed window to front aspect. Electric night storage heater.

Kitchen
10' x 6'5" fitted with a range of wood finish floor and wall units with contrasting dark work tops. Stainless steel sink unit. Oven with hob and filter hood over. Breakfast bar area. Plumbing for washing machine and space for fridge freezer. Double glazed window to side aspect.

Bedroom 1
10' x 9'8" Double glazed window to front aspect. Built-in wardrobe.

Bedroom 2
9'9" x 6'4" overall. Double glazed window to rear aspect.

Bathroom
White suite of bath with electric shower over, wash basin and WC. Partly tiled walls. Electric towel rail. Double glazed patterned window.

Outside
Parking space.

Additional Information
Service Charge: £60 per month - as advised by seller.

999 year lease from 1984. Share in management company which owns the freehold - as advised by seller.

Mains water, drainage and electricity. Electric heating.

Directions
From the centre of Ashburton, proceed along North Street and The Thornings will be found towards the end of the road on the right.



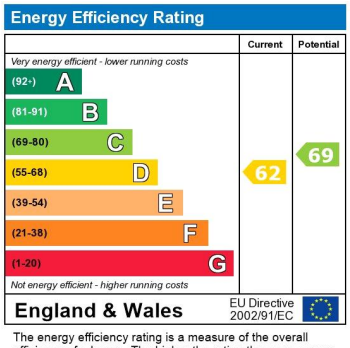






Ground Floor





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.

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