

Hawthorn Grove, Exmouth, Devon

Asking Price: £190,000

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Hawthorn Grove, Exmouth

Situated in a popular residential location, this spacious first floor apartment offers an excellent opportunity for first-time buyers, downsizers and investors alike. Boasting generous accommodation throughout, along with the rare benefit of private gardens and a garage, this property represents fantastic value.

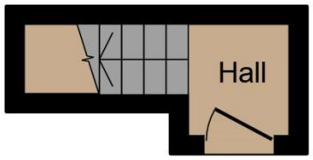
Accessed via its own private entrance and a flight of stairs, the accommodation opens into a welcoming hallway which provides access to all principal rooms. The bathroom is fitted with a white suite comprising a bath with shower over, wash hand basin and WC.

Both bedrooms are excellent-sized doubles, offering plenty of space for furnishings and making the property ideal for a variety of buyers.

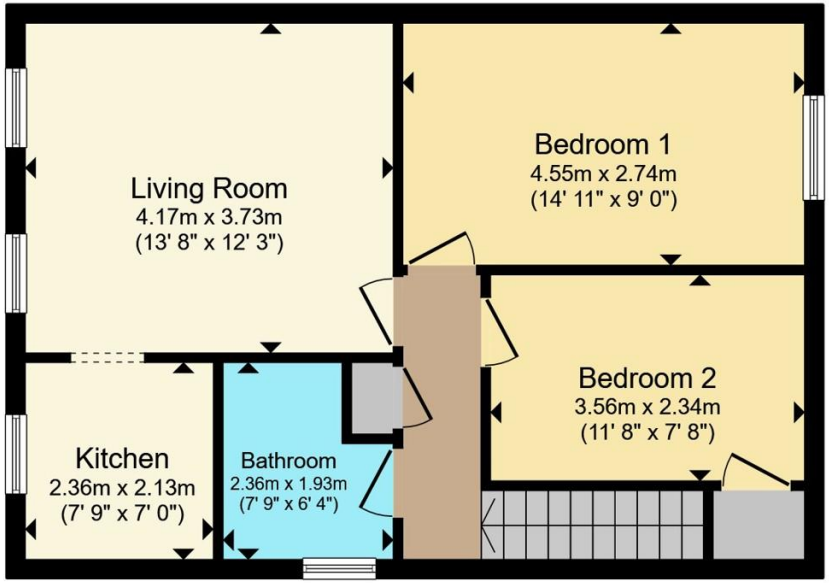
The living room is a particularly impressive space, providing ample room for both seating and dining furniture, creating a comfortable and versatile area for everyday living. Off the living room is the well-appointed kitchen, fitted with a range of matching wall and base units, generous worktop space, tiled splashbacks, integrated oven and hob, and a pleasant outlook from the window.

Externally, the property enjoys sole use of the front garden and the rear half of the rear garden, providing excellent outdoor space rarely found with apartments. The rear section also benefits from a garage, offering valuable storage or secure parking.

Further benefits include double glazing, a remarkably long lease with approximately 948 years remaining (999 years from 1978), an attractive ground rent of just £40 per annum, and importantly no service charges.



Ground Floor



First Floor

Total floor area 56.4 m² (607 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Council Tax Band: **B**

Tenure: **Leasehold**

Years Left on Lease: **948**

Ground Rent: **£40**

Viewing by appointment

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Interested parties should satisfy themselves, by inspection or otherwise as to the accuracy of the description given and any floor plans shown in these property details. All measurements, distances and areas listed are approximate. Fixtures, fittings and other items are NOT included unless specified in these details. Please note that any services, heating systems, or appliances have not been tested and no warranty can be given or implied as to their working order.

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