New Road, Brixham, Devon, TQ5 8NH
Leasehold Flat
£215,000

boycebrixham

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Situated in the heart of the port town of Brixham, perfectly positioned for all that Brixham has to offer from fantastic eateries to charming pubs. 26 Saxon Heights is a spacious 3 bedroom duplex apartment located in a well maintained purpose built apartment block. The property provides ample accommodation with a good size living room area, with elevated views and allocated parking space near the centre of Brixham.

The accommodation enjoys the convenience of Lift access from the communal entrance hall to both floor of the duplex apartment. The front door leading into the entrance hall with a door into the wet room with shower, WC and hand wash basin. Door through into the living room with feature electric fireplace, window and double doors leading into the well designed kitchen.

Bedroom 3 with built in cupboards and window. Bedroom 2 with door out onto balcony taking in views. Stairs up to the third floor which consists of the very large and spacious master bedroom, with ample space for plenty of furniture with built in wardrobes and windows taking in views, en suite shower room with shower enclosure, hand wash basin and WC.

Outside - Allocated parking space with further space for visitor parking which are available at first come first serve basis. A small balcony which comes off the second bedroom provides space for a small table and chairs to enjoy the surrounding outside area and views.

The flat is leasehold held on a 165 year lease from 1st May 1997. Ground rent £100.00 per annum. Maintenance charge £1984.98 per annum payable in 2 instalments.

Council Tax Band: E
Map reference: E3

3 2 1

- Duplex Apartment
- Elevated Views
- Lift Access
- 3 Double Bedrooms (Master En suite)
- Spacious Living Room Kitchen
- Parking Space Along With Visitors Parking
- Close To Town Centre
- Chain Free

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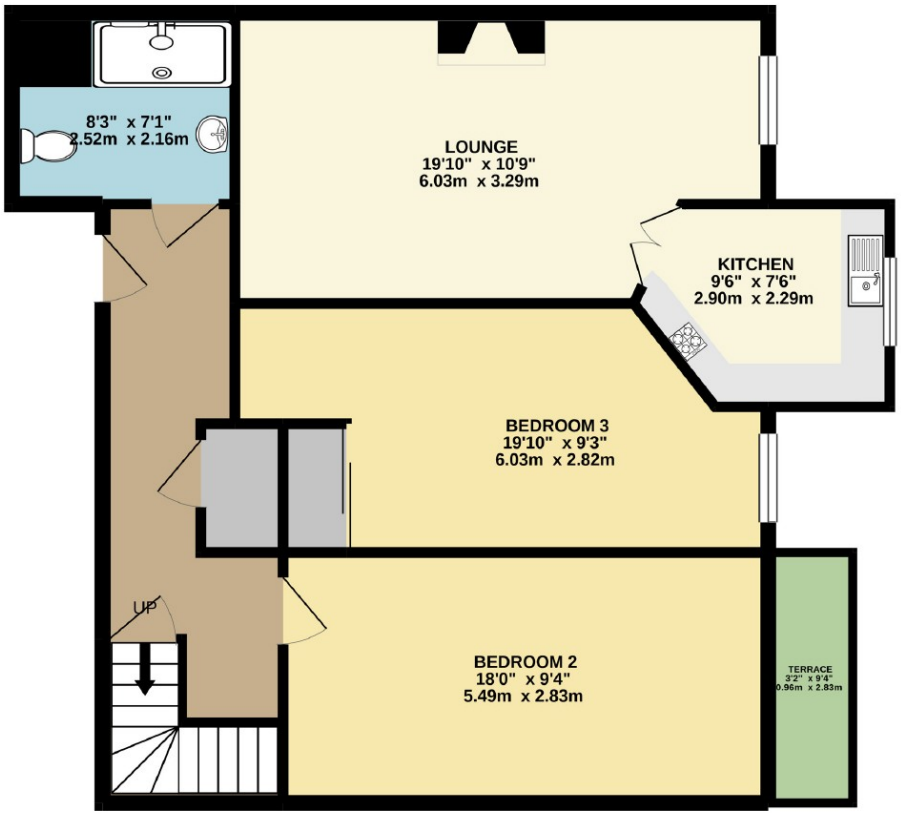
SECOND FLOOR
769 sq.ft. (71.4 sq.m.) approx.



TOTAL FLOOR AREA : 1283 sq.ft. (119.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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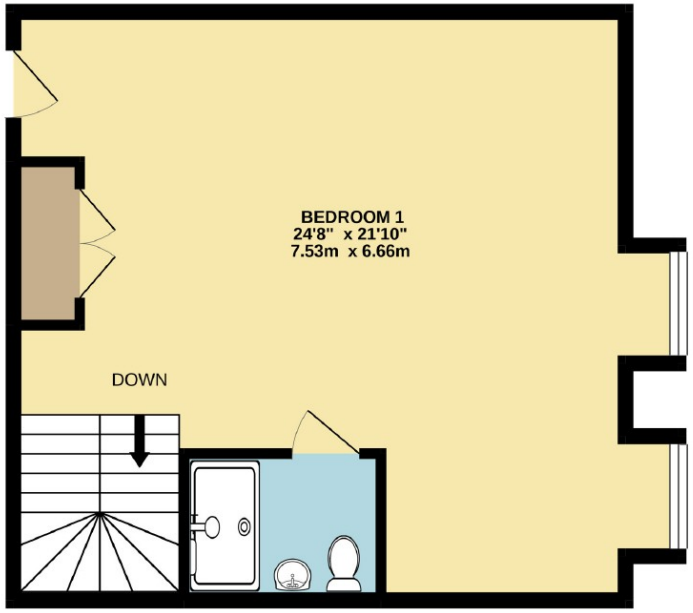
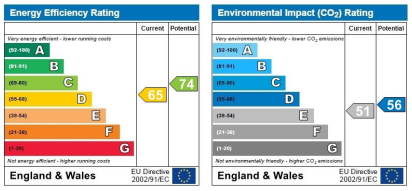
THIRD FLOOR
514 sq.ft. (47.7 sq.m.) approx.



Current EPC Rating: D



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Please note floorplans are to be used as a guide only. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of the property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor. You are advised to check the availability of this property before travelling distance to view.

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