



Flat C St. Peter Street, Tiverton, EX16 6NR

welcome to

Flat C St. Peter Street, Tiverton

Ground floor apartment with open plan living with a contemporary fitted kitchen and lounge. Large sash windows enjoy lovely garden and river views, while the accommodation includes two double bedrooms, one with an en-suite shower room. Outside, there is off-road parking and beautiful gardens.

Positioned on the ground floor of a charming end of terrace period residence, this delightful apartment is entered via secure and elegant communal hallway. The front door opens into the open plan living space, incorporating both the lounge and kitchen. The contemporary fitted kitchen is set on a slightly elevated platform, complete with a timber balustrade that subtly defines the space while maintaining an open feel.

Large sash windows frame attractive garden views and enjoy an uninterrupted outlook across the river. The front facing bedroom benefits from an ensuite shower room. There is a further double bedroom which is rear facing and has built in storage. Completing the accommodation is a family bathroom.

Externally, the property benefits from off road parking to the side. The rear garden is reached via a short flight of steps and has been thoughtfully landscaped across several tiers. Features include a decked seating area, a practical garden shed, and an abundance of mature shrubs and trees. From here, views can be enjoyed of the River Exe. NO ONWARD CHAIN.

Entrance Hall

On entering the property there is a communal hall way.

Kitchen

The kitchen has a range of wall and base units with work surfaces over. Sink and drainer, ceramic hob with extractor fan and integrated oven, dishwasher, washing machine and freezer, and space for an undercounter fridge.

Lounge/Diner

Secondary glazed sash window to rear. Decorative Victorian marble fire place, television and telephone points, space for dining table, two radiators, and doors to bedrooms.





Bathroom

Wash hand basin, WC, bath with shower over, shower screen, part tiled, radiator and marble floor tiles.

Bedroom One

Secondary glazed sash window to rear. Fitted wardrobes, radiator, and a door to the carport.

Bedroom Two

Secondary glazed sash window to front. Decorative Victorian marble fire place, radiator, door to en suite.

Ensuite Shower Room

Wash hand basin, WC, corner shower cubicle, storage cupboard, ladder style towel rail, radiator.



Rear Garden

Stairs lead down on to the terraced rear garden with a decking area, shrubs, borders and a garden shed. There is also access to the river.

Off Street Parking

Agents Note

Please be aware this property lies in a conservation area.

This property is Grade II listed and therefore exempt from an EPC.

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

We will endeavour to use the photographs of the actual property but may also show computer generated images.



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welcome to

Flat C St. Peter Street, Tiverton

- Ground Floor Apartment
- Open Plan Kitchen/Lounge
- Two Double Bedrooms
- Ensuite Shower Room & Family Bathroom
- Period Features

Tenure: Leasehold

EPC Rating: D

Council Tax Band: A

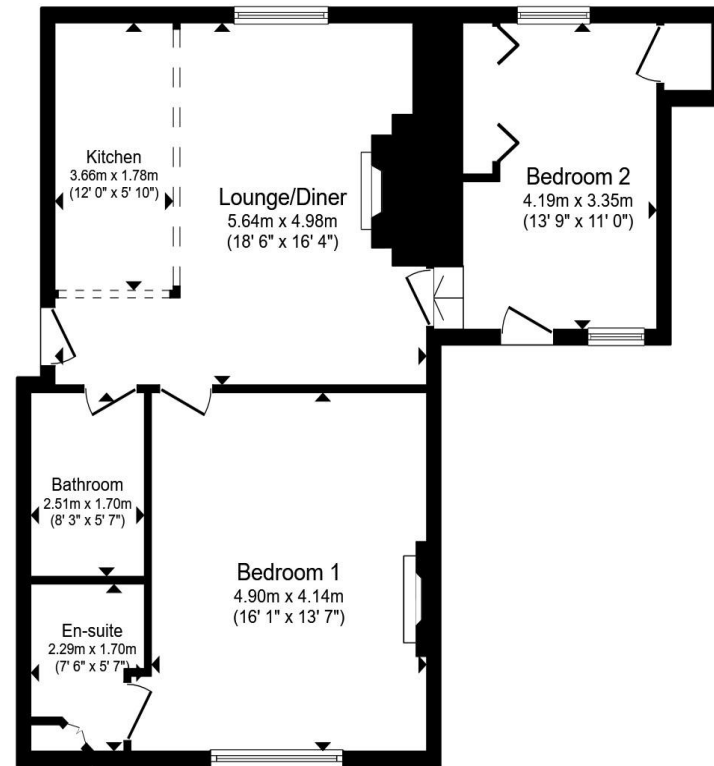
Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2005. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

£250,000



Total floor area 72.5 m² (781 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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Property Ref:
TVT106207 - 0003

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