



Tor Dale, Thurlow Road, Torquay, TQ1 3EF

Asking Price Of £159,950

Tor Dale is a development of flats located on the edge of Torquay town centre and here we have pleasure in offering a two bedroom ground floor apartment. This spacious flat has two double bedrooms, a large lounge with balcony off, kitchen/breakfast room with second balcony, shower room/WC plus separate second WC. The property enjoys superb open views across Torquay towards Berry Pomeroy and Dartmoor to the horizon and this is available from both balconies, kitchen, lounge and bedroom two with the kitchen balcony also having sea views to Brixham. The property has double glazing and digital night storage heaters although will now benefit from some limited updating. There is communal parking within the complex itself and this property also has a single garage. Available with no onward chain and early viewing is strongly recommended.

- 2 BED FLAT
- 2 BALCONIES
- SEA/OPEN VIEWS
- GARAGE
- NO CHAIN!

Hallway

Double glazed front doors. Sun House digital night storage heater. Built in store cupboard housing modern trip switch fuse boxes. Dado rail. Large walk-in store/airing cupboard with shelving and also housing the hot water tank.

Lounge 5.4 m x 3.6 m at widest points

A large and bright lounge having a large double glazed window enjoying a superb outlook across Torquay towards Berry Pomeroy and Dartmoor to the horizon. Decorative fireplace with inset electric fire. TV point. Dado rail. Sun House digital night storage heater.

Double glazed door leading to:

Sun Balcony

A paved balcony enjoying superb views as previously described.

Kitchen/Breakfast room 4.3 m x 2.6 m at widest points.

Fitted with a range of white gloss wall and base units with blue granite effect work surfaces. One a half bowl composite single drainer sink unit with mixed tap over. Plumbing for washing machine. Built in electric ceramic hob with double oven and grill below. Appliance space for fridge freezer. Space for table and chairs. Part tiled walls built in store cupboard. Double glazed window and door leading to:

Balcony

Another balcony area from which you can enjoy superb views across Torquay and sea views to Paignton in the distance.

Bedroom one 4.2 m x 3.9 m at widest

A large double bedroom with double glazed window to the front courtyard area of the development. Dado rail. Built in wardrobes with storage cupboards above. Night storage heater.

Bedroom two 3.6 m x 3.0 m at west points

Another double bedroom with double glazed patio doors leading out to the balcony area and again enjoying some superb open views across Torquay. Dado rail. Wood effect flooring.

Shower Room

Fitted with a suite comprising double walk-in shower area with chrome mains shower fitment. Pedestal wash hand basin and close coupled WC. Part tiled walls and tiled floor. Mirror medicine cabinet. Double glazed window.

Second WC

A separate white close coupled WC with dual flush. Double glazed window. Dado rail part tiled walls and tiled floor.

Parking

Garage 4.9 m x 2.7 m at widest point
Metal up and over door.

Address

Tor Dale, Thurlow Road, Torquay, TQ1 3EF

Tenure

LEASEHOLD

Council Tax Band

B

Contact Details

117 Union Street
Torquay
TQ1 3DW

www.taylorsestates.co.uk

enquiries@taylorsestates.co.uk
01803 201904

Leasehold - Lease currently being extended
Service Charge £910 Per Annum
Ground Rent TBA

Agents Note: These details are meant as a guide only. Any mention of planning permission, loft rooms, extensions etc, does not imply they have all the necessary consents, building control etc. Photographs, measurements, floorplans are also for guidance only and are not necessarily to scale or indicative of size or items included in the sale. Commentary regarding length of lease, maintenance charges etc is based on information supplied to us and may have changed. We recommend you make your own enquiries via your legal representative over any matters that concern you prior to agreeing to purchase.