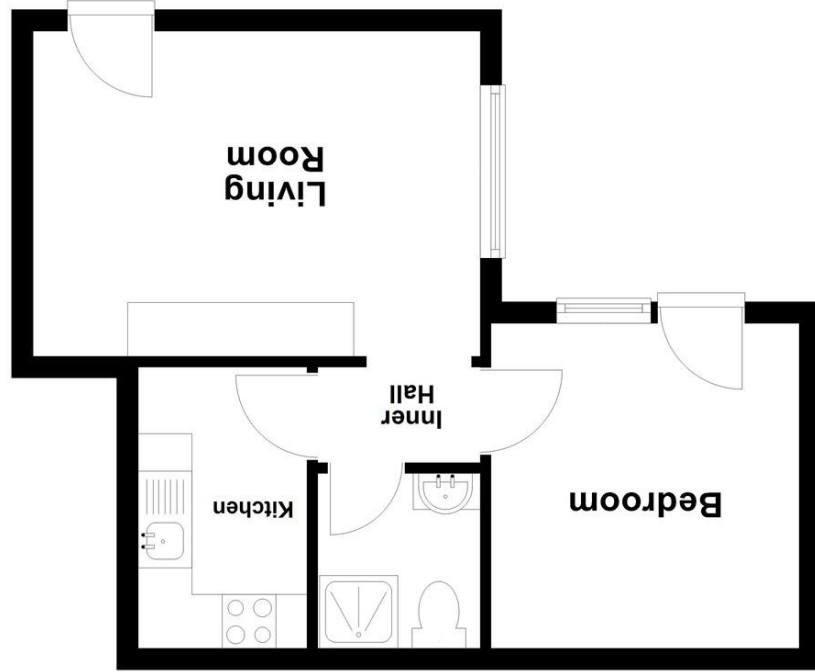




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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



Ground Floor Flat 4 Katherine Court

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4 KATHERINE COURT,
1 TEIGNMOUTH ROAD, TORQUAY, TQ1 4DB **£675 PCM**

Recently refurbished One bedroom ground floor flat close to the Amenities and Facilities of both Torre and Torquay Town Centre. Accommodation comprises a good sized Living room, Bedroom, new Kitchen, Hallway and new Shower room. Double glazing and electric heating. Outside there is an enclosed communal courtyard garden and first come first served Parking.



TEIGNMOUTH ROAD

Completely Refurbished | Ground Floor
Flat | 1 Bedroom | Lounge | New
Kitchen | New Shower Room | Double
Gazing | Electric Heating | Excellent for
Town Access | Long Term Let



ACCOMMODATION

Communal front door. Door entryphone system.
Leads into :-

COMMUNAL HALLWAY

Shared hallway with stepped access to the courtyard garden. Front door to Flat 4.

LIVING ROOM

Moulded cornices work. Large double glazed picture window overlooking the courtyard garden. Useful recess with stone mantelpiece over. Wall mounted electric heater. Leads through to :-

INNER HALLWAY

Doors to :-

KITCHEN

Skylight. Newly fitted kitchen with a range of wall and floor mounted units with complimentary work surfaces and splashbacks. Single drainer stainless steel sink with mixer tap over. Fitted oven and hob. Space for fridge/freezer or washing machine.

SHOWER ROOM

Refitted it now features wash hand basin set within useful vanity unit, low leve WC and glazed shower cubicle with fitted electric shower. Wipe clean walling. Shaver light.

BEDROOM

UPVC double glazed window and door looking out over and leading to the communal courtyard gardens.
Electric heater.

OUTSIDE

To the front there is parking on a first come first served basis. From the bedroom a few steps lead down to the communal courtyard Garden.

AGENTS NOTES

All mains services with the exception of gas. Council Tax Band A. Open reach says full fibre is available on the street. Parking is on a first come first served basis. Prospective tenants will need to have good references, an income of circa £22,500, plus be able to pay the first months rent plus 5 weeks rent (£807.69) as a deposit to start the tenancy.

TEIGNMOUTH ROAD

