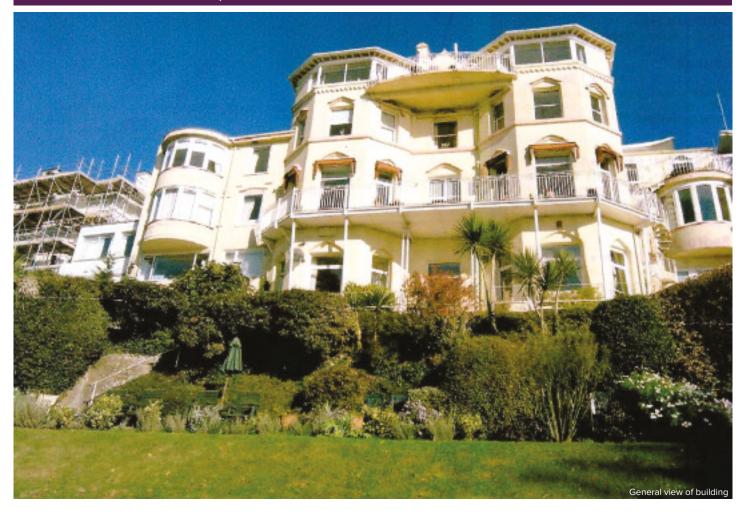
Flat 5, Bay Fort Mansions, Warren Road, Torquay TQ2 5TN *GUIDE PRICE £120,000+



A one bedroom entry level apartment with sea views across to Brixham, located within walking distance of Torquay town centre.

DESCRIPTION

A one bedroom apartment located on the entry floor of the building. The property features a double bedroom with sea views, lounge with glorious sea views enjoyed from the large bay window, separate kitchen and a bathroom. The previous letting agents for the property have stated the apartment could command up to £600 PCM/£7200 PAE in rental income on an AST basis, or could be enjoyed as a residential home. Other apartments in the building have been used for holiday letting purposes which could have the potential to generate approximately three-fold income compared with residential lettings, depending on occupancy throughout the year. As a ground floor apartment, it allows easy access from street level.

LOCATION

Torquay is a Victorian town located on the South Devon coast, alongside its sister Torbay towns of Paignton and Brixham, which in turn form the Borough of Torbay. The local area has a busy town centre and bustling harbourside, which houses many bars and restaurants and the famed Princess Theatre.

ACCOMMODATION

Entrance Communal entrance to the apartment.

Apartment Hallway leading to the lounge, kitchen, bedroom and bathroom.

Outside and Facilities The property has the enjoyment of well-maintained communal gardens and benefits from a useful separate

EPC

Energy Efficiency Rating - C

store room in the basement.

AUCTION VALUER

Lucy Fuller

VIEWING ARRANGEMENTS

Strictly by appointment only with Miller Countrywide Torquay 01803 291429. General enquiries Countrywide Property Auctions 01395 275691.