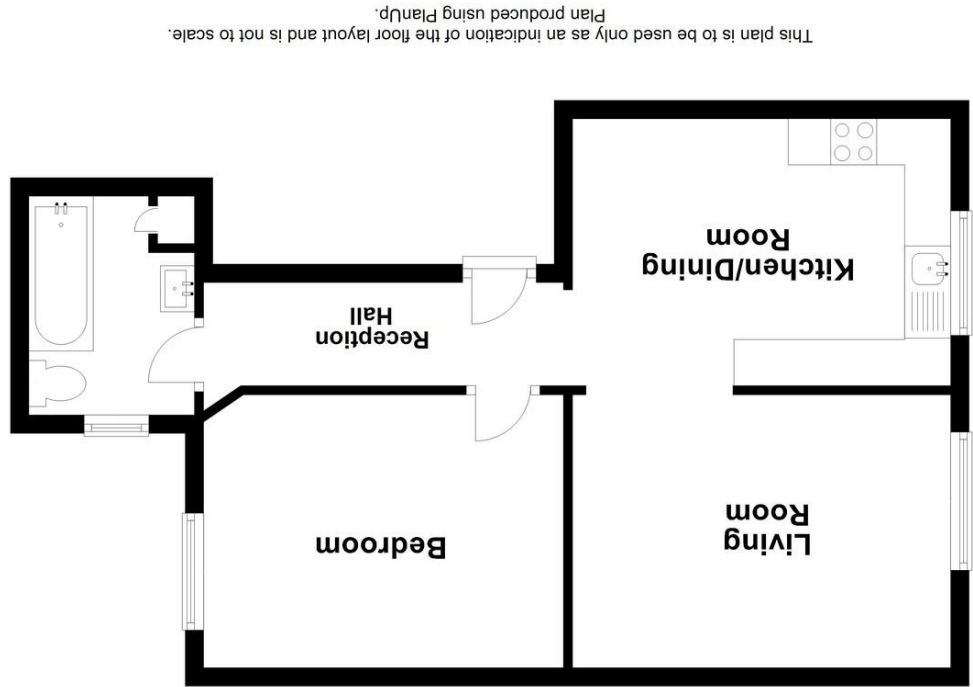




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 01803 521111 | info@propertyladderdevon.com
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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and 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



F/F/Flat 2, 19 Courtland Rd

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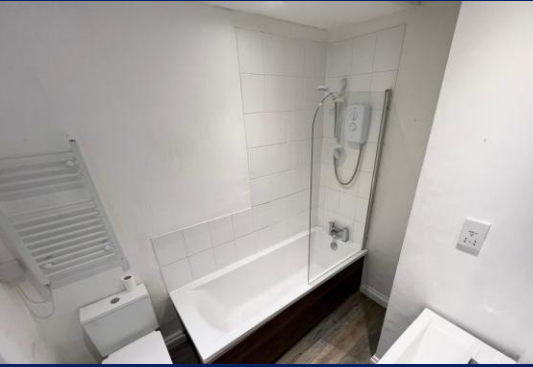
FLAT 2, 19 COURTLAND ROAD **£695 PCM**
PAIGNTON, TQ3 2AB

This charming first floor apartment is ideally located within level, walking distance to Victoria Park, the Town Centre, Paignton Harbourside and the Seafront. It has 1 Bedroom, Lounge, Kitchen/Dining Room, Reception Hallway and Bathroom. Double Glazing and Electric Heating. Outside to the rear there is a Parking Space accessed from the rear lane. Ready to rent call us for a Viewing.



19 COURTLAND ROAD

COMING SOON - FIRST FLOOR FLAT |
1 BEDROOM | LOUNGE |
KITCHEN/DINING ROOM | BATHROOM
| RECEPTION HALLWAY | DOUBLE
GLAZING | ELECTRIC HEATING |
PARKING SPACE OFF REAR LANE |
LEVEL TO TOWN & SEAFRONT



ACCOMMODATION

Front door leads into :-

RECEPTION HALLWAY

12' 9" x 2' 11" (3.91m x 0.89m) Doors to principal rooms :-

LIVING ROOM

13' 5" x 9' 8" (4.11m x 2.96m) UPVC double glazed window having an outlook to the front of the property. High coved ceilings. Electric heater. Archway leading to Kitchen/Dining room.

KITCHEN / DINING ROOM

13' 5" x 9' 6" (4.11m x 2.90m) Large UPVC double glazed window with an outlook to the front of the property. A range of modern wall and floor mounted kitchen with rolled edge work surfaces. Composite sink unit with single drainer. Tiled block surrounds. Double oven and hob . Spaces for washing machine, fridge and freezer.

BEDROOM

12' 9" x 9' 3" (3.91m x 2.82m) UPVC double glazed window giving an outlook to the rear of the property. Coved ceiling. Electric heater.

BATHROOM

Window to side, Modern fitted bathroom suite comprising of Wall mounted electric shower over a panelled bath. Low Level WC. Vanity unit with inset wash hand basin and useful cupboards below. Airing cupboard with slatted wooden shelving for linens and lagged hot water cylinder. Heated towel rail radiator.

OUTSIDE

To the rear of the property there is a vehicular lane which leads around to an allocated parking space for Flat 2.

AGENTS NOTES

Council Tax Band A. All mains services apart from Gas. Open Reach postcode checker says that there is ultra fast broadband available in the street. Initially offered on a 6 Month Assured Shorthold Tenancy. An income of circa £21,000 per annum is required to meet the referencing thresholds. You will need One months Rent of £795 plus a £801.92 deposit (lodged with the DPS) to take up this tenancy.

19 COURTLAND ROAD

