



The Old Bakery, Kilworthy Hill, Tavistock, Guide Price Price Guide £140,000

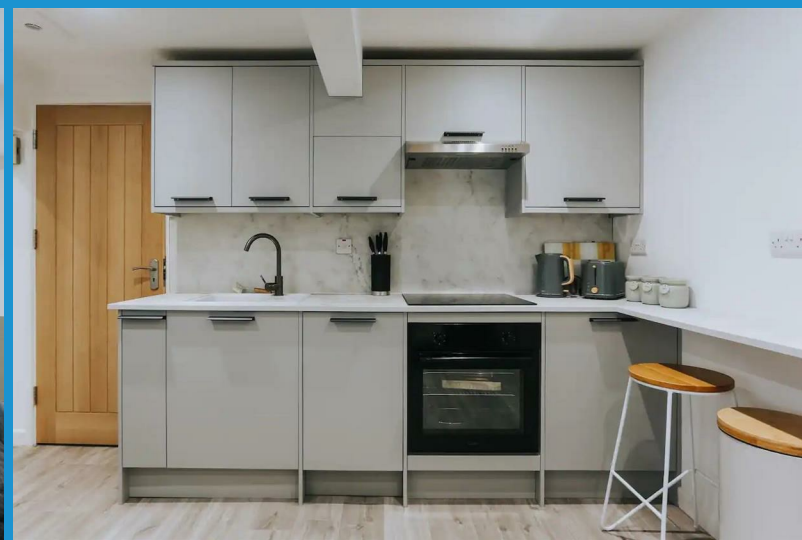
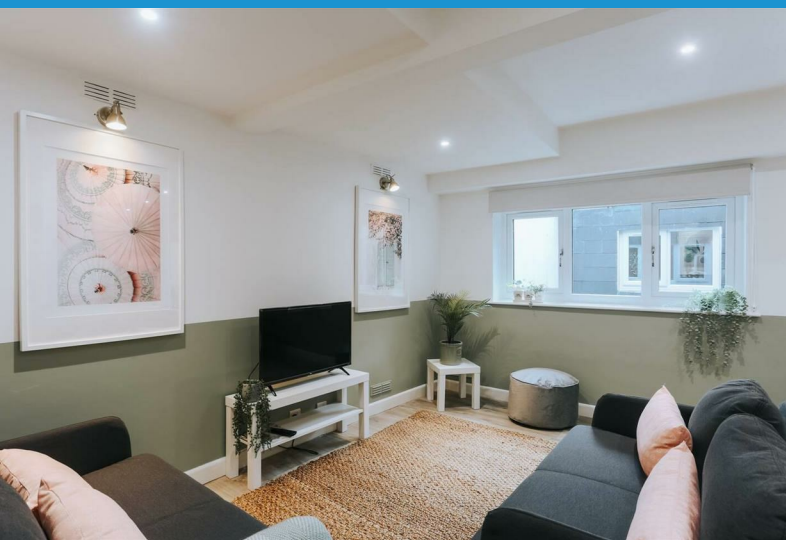


Town • Country • Coast

This is a brilliant opportunity to acquire a beautifully presented, two bedroom flat, ideally located on the fringe of town centre and offers a great step onto the property ladder or as an investment property, being offered for sale with NO ONWARD CHAIN.

A communal hall takes you to the front door, this opens up into a small entrance hall with the shower room to your right. The hall opens up into an open plan living/kitchen area. This is a generous space with a window overlooking a central courtyard. The two bedrooms are good sized, double rooms.

The apartment is currently being run as a profitable Airbnb along with the neighbouring flat. The owner would be happy to look at the potential of selling both flats as a business.



1, The Old Bakery Kilworthy Hill, Tavistock,

Open Plan Living/Dining/Kitchen 17'02 x 11'10

Bedroom 1 10'02 x 8'06

Bedroom 2 10'02 x 8'06

Shower Room 6'03 x 5'02

Tenure

Leasehold. 199 years from 2007

Services

Mains water, electricity, gas and drainage

Council Tax Band

N/A

EPC

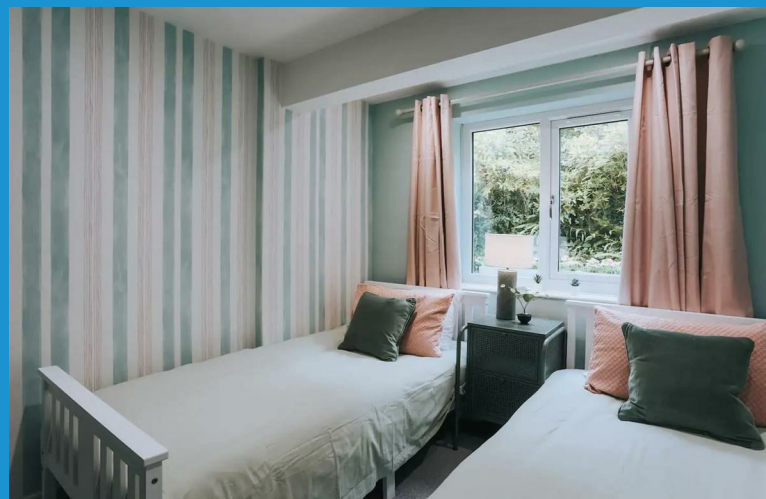
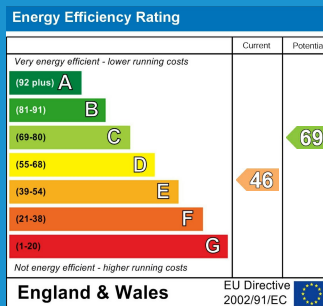
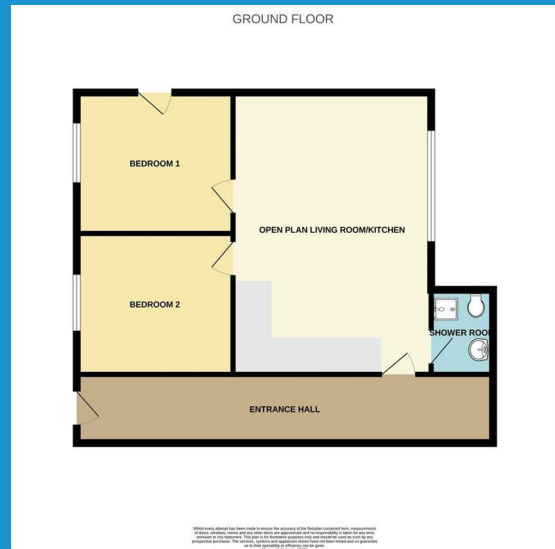
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Situation

Tavistock is an ancient stannary and market town located on the edge of the Dartmoor National Park. The town offers a wide range of local and national shops whilst also boasting the renowned pannier market, riverside park, leisure centre and theatre. The area is excellent for visitors both to see the town itself and for exploring the surrounding countryside, the wild Dartmoor scenery and the many neighbouring pretty villages and a variety of National Trust properties. There are exceptional educational facilities in both the state and private sector. The town itself has fantastic sporting facilities including, tennis courts, a bowls club, athletics track and various football pitches. For golf enthusiasts, there are excellent golf courses nearby, at Yelverton and Tavistock and St. Mellion. There are also opportunities to fish by arrangement on a number of local rivers, including the Walkham, Tavy and Tamar.

Directions

From Tavistock Town Centre proceed up Drake Road, taking the second right into Kilworthy Hill, where the property can be found up the hill a short distance on the right hand side, accessed via an archway in the wall.



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.