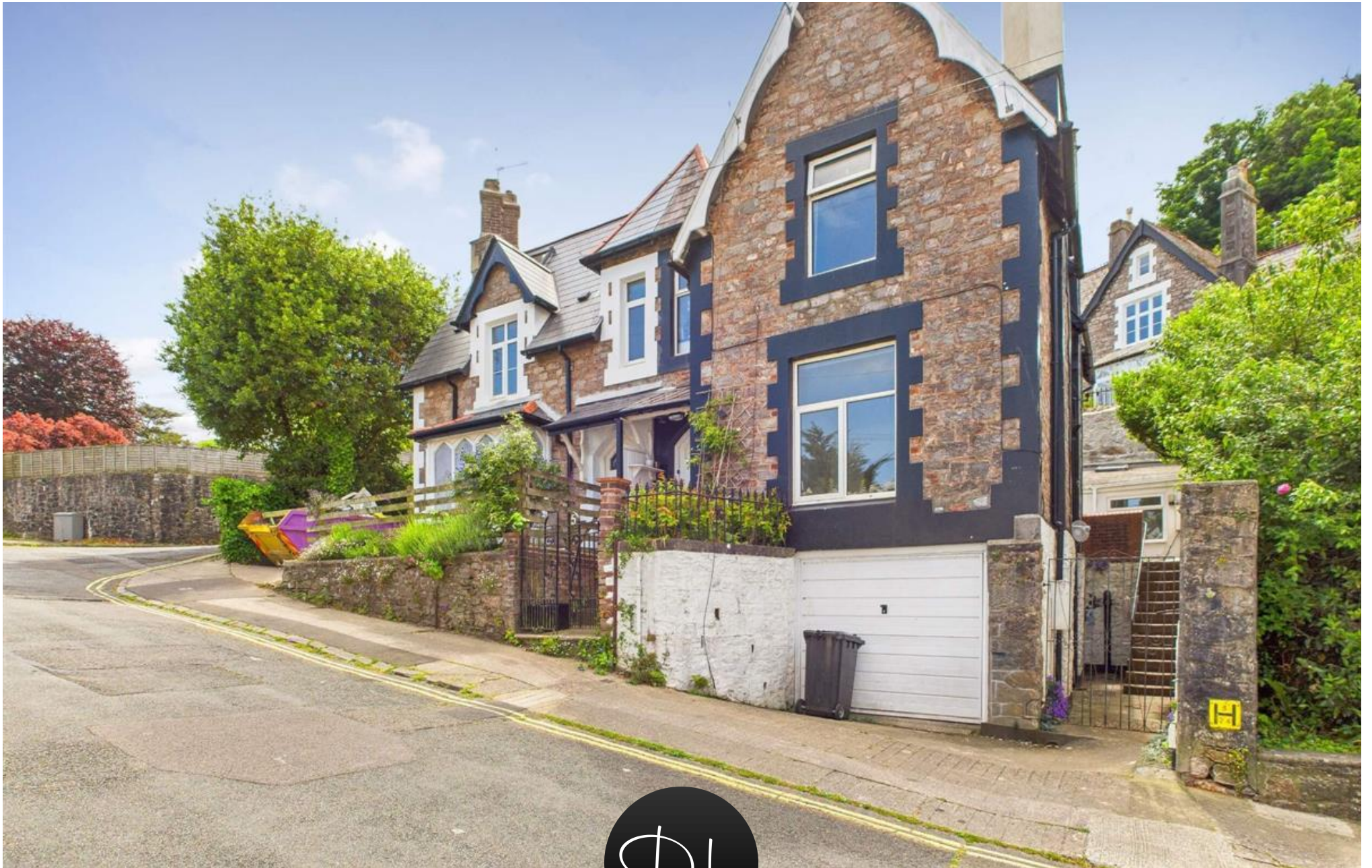




SUMMARY

Four Self-contained Apartments | Approx. 10% Yield |
Semi-detached Grade II Listed House | Private
Entrance to all Apartments | Established Tenants |
Freehold: Each Apartment on a Separate Lease |
Torquay Harbour & Meadfoot Nearby

Visit our website for the current price:
www.danielhobbin.uk/P-CS0017/

Address: Meadfoot Lane, Torquay, TQ1 2BW

Property type: Block of Apartments

Tenure: Freehold

Bedrooms: 0

Bathrooms: 0

Receptions: 0



DESCRIPTION

A fully let freehold investment property comprising four self-contained apartments within a semi-detached grade II listed property. The block is a freehold while each apartment is held on a 999-year lease from 2006, offering excellent long-term security and financing flexibility. The property also includes a garage with rental income.

All apartments are on Assured Shorthold Tenancies (ASTs) with established tenants, generating a combined rental income of approx. £32,220 per annum. Apartments 1, 2, and 4 have recently undergone full refurbishment.

With a location near Torquay's waterside and town centre, the property is in a highly desirable location for prospective tenants. A bustling harbour side is located nearby, offering a variety of amenities, including restaurants, cafes, and local attractions. In addition, Torre Abbey and The Princess Theatre are both situated close to the property, as well as Torquay's deep-water marina.

Apartment 1:
This apartment features a stepped

entrance that leads to a private door and reception area. A flight of stairs leads to apartment 1, which is located on the first floor. The apartment occupies the entire top floor and features a spacious living room with a picturesque view of the surrounding area, a kitchen, a large bathroom, a double bedroom, and a separate W/C.

Current rent: £710pcm

Council tax band: A

EPC: E

Apartment 2:

The apartment is situated on the side of the property and can be accessed via a shared courtyard. It has a private entrance door leading to the kitchen, which connects to a sitting room with a shower room attached. The sitting room provides access to a double bedroom.

Current rent: £725pcm

Council tax band: A

EPC: E

Apartment 3:

The apartment is accessible through a private entrance located on the side of the property. From this central area, there is a living room and bedroom that are open

plan, as well as a kitchen and a bathroom.

Current rent: £525pcm

Council tax band: A

EPC: E

Apartment 4:

The apartment can be accessed via a stepped approach leading to a shared courtyard on the side of the property. With no neighbours above or below, it offers the privacy of a compact bungalow. A private entrance door leads into an open-plan living room and kitchen, while a good sized bedroom can be reached from the living room and a bathroom can be accessed from the kitchen.

Current rent: £625pcm

Council tax band: A

EPC: E

Garage:

At the front of the building, there is a garage that is equipped with lighting and electricity. An up-and-over door gives access to the garage..

Current rent: £100pcm

Annual Total: £32,220

Tenure: Freehold



Flat 1

Approximate total area⁽¹⁾
43.90 m²
472.57 ft²

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Flat 3

Approximate total area⁽¹⁾
24.47 m²
263.43 ft²

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Flat 2

Approximate total area⁽¹⁾
43.34 m²
466.53 ft²

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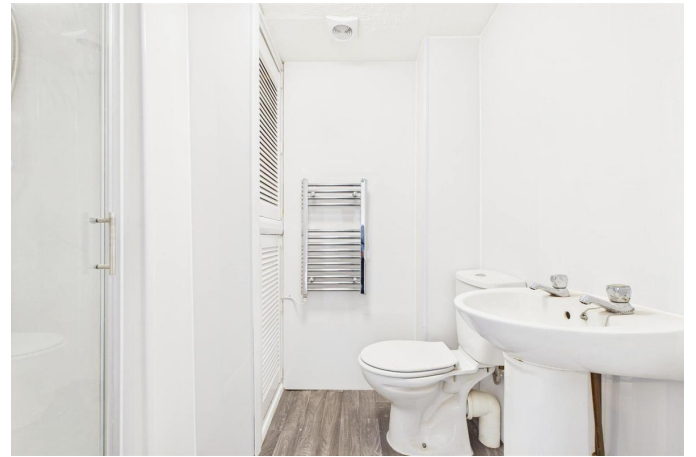


Flat 4

Approximate total area⁽¹⁾
24.86 m²
267.62 ft²

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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DANIEL HOBBIN
Estate Agents

01803 921 456 | info@danielhobbin.uk | www.danielhobbin.uk

Company Registration Number: 13729245

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VAT Number: 454 3322 11 – **The Property Redress Scheme:** PRS030100 – **Client Money Protect:**

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Registered Office: 37 Torwood Street, Torquay, TQ1 1ED

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