

Topsails, Bude Street, APPLEDORE

£600 pcm

John
Smale & Co.

Chartered Surveyors | Residential & Commercial Consultants



- Two bed Cottage
- Coastal Location
- Long Let

- Furnished
- Water Included in Rent

LONG LET - Attractive furnished cottage with 2 bedrooms in pretty coastal village only a stones throw from Appledore Quay. Contemporary design with fully fitted kitchen, sitting room, 2 bedrooms and bathroom. Available end of December 2020. Rent £600pcm which includes water bill. Deposit £690. EPC Rating C.

Entrance Hall

With night store heater and cupboard under stairs.

Kitchen

2.56m x 4.33m (8' 5" x 14' 2"). Modern fully fitted with integral fridge & freezer, washing machine, oven & electric hob.

Lounge

4.94m x 4.44m (16' 2" x 14' 7"). With airing cupboard.

Bathroom

Bath with shower over, WC and sink.

Bedroom 1

3.07m x 3.57m (10' 1" x 11' 9")

Bedroom 2

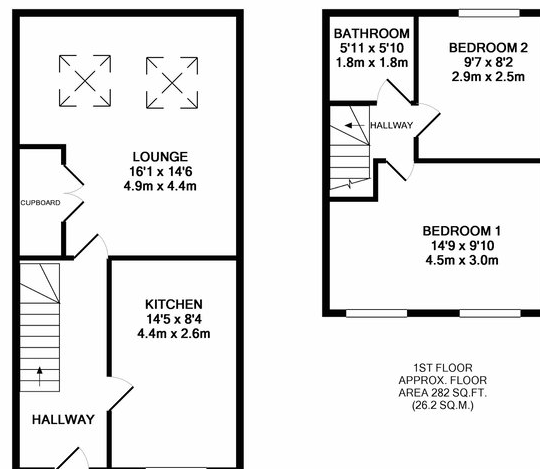
2.49m x 2.91m (8' 2" x 9' 7")

Services

Electric and Water
Council tax band B

Directions

From Bideford follow along the quay towards Heywood road roundabout. At roundabout take the 2nd exit onto Heywood Road - A386 (signposted Appledore). Turn right onto Churchill Way - A386 (signposted Appledore) follow road down into Appledore and along the quay. Topsail apartments can be seen on the entrance to Bude Street.



GROUND FLOOR
APPROX. FLOOR
AREA 431 SQ.FT.
(40.0 SQ.M.)

TOTAL APPROX. FLOOR AREA 713 SQ.FT. (66.2 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		94
(81-91) B		
(69-80) C	75	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

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