

Flat 1 Ashmore Court, Haven Road, Exeter, EX2 8BS



A two double bedroom shared ownership apartment on the popular Quayside location, in walking distance to fantastic local amenities. The accommodation comprises Entrance Hall, Lounge, Kitchen, Two Double Bedrooms, Bathroom. 50% SHARED OWNERSHIP. Viewing is highly recommended.

Fixed Price of £95,000

Leasehold

DCX01891

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The cathedral city of Exeter is a vibrant community with historic roots. Surrounded by stunning countryside and in close proximity to beautiful coastlines, the city really does offer the best of urban and rural life. Exeter offers an excellent range of transport links with London two hours away by train. Exeter International Airport offers flights across the UK, Europe and beyond.

THE ACCOMMODATION COMPRISES:

Entrance Hall

Accessed via personal part frosted front door. Doors to the Lounge, Kitchen, Bedroom One, Bedroom Two and Bathroom. Storage cupboard. Telephone intercom sytem. Telephone point. Coved ceiling. Radiator.

Kitchen 10' 9" x 7' 10" (3.280m x 2.398m)

Side and front aspect double glazed windows. Fitted range of eye and base level units with stainless steel sink with single drainer. Roll edge work surfaces. Part tiled walls. Plumbing for washing machine. Electric cooker point. Further appliance space. Wall mounted boiler. Radiator.



Lounge 15' 1" x 12' 11" (4.589m x 3.944m)

Front aspect double glazed windows. Double glazed door to the balcony. TV point. Telephone point. Wood laminate flooring. Radiator.



Bedroom One 16' 7" x 10' 1" (5.061m x 3.084m)

Side aspect double glazed window. TV point. Radiator.



Bedroom Two 13' 8" x 10' 4" (4.171m x 3.159m)

Side aspect double glazed window. Storage recess. Radiator.



Bathroom

Side aspect frosted window. Three piece white suite comprising panel enclosed bath with shower above. Low level WC. Wash hand basin with storage below. Extractor. Shaver point. Part tiled walls. Radiator.



Energy rating and score

This property's current energy rating is C. It has the potential to be C.

[See how to improve this property's energy efficiency.](#)

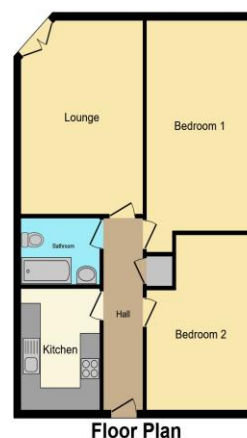
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	76 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Whilst we endeavour to ensure the accuracy of property details produced and displayed, we have not tested any apparatus, equipment, fixture and fittings or services and so cannot verify that they are connected, in working order or fit for the purpose.

Neither have we had sight of the legal documents to verify the Freehold and Leasehold status of any property. A buyer is advised to obtain verification from their solicitor and/or surveyor. A buyer must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

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