



5 Imperial Court  
Castle Hill,

Exmoor  
Property



## 5 Imperial Court, Castle Hill, , EX35 6JA

**A handy ground floor, low maintenance, one bedroom apartment in this well-maintained & convenient residential block in Lynton. A short, level walk to cafes, shops, amenities & attractions of this lovely coastal Exmoor village.**

### **Price: £145,000 Share of Freehold**

Brick steps rise past plant pots and the communal seating area to the building's front door, which opens into a spacious lobby area. The Hallway, with lighting and fitted carpets, leads to Flat 5's front door.

#### **Entrance Hall**

Fitted doormat. Coat hooks. Ceiling light. Four stairs with fitted carpet & banister rise to

#### **Hallway**

Fitted carpet. Immersion heater. Entryphone. Ceiling light. Doors to Storage Cupboard, Bathroom, Bedroom and Living Room.

#### **Storage Cupboard**

Water tank. Space for storage.

machine. Space for a fridge/freezer. Space for oven. Extractor unit.

#### **Notes**

#### **Lease**

The flat is held on a lease of 999 years from 1992. It also comes with a 1/15th share of the freehold. Annual maintenance & service charge is currently £1980 per annum, including buildings insurance.

#### **Holiday Letting**

Holiday letting is not permitted in Imperial Court.

## Bathroom

Vinyl floor. Ceiling light. Low level flush WC. Panel-enclosed bath with chrome taps with tiling on three sides. Pedestal wash basin with chrome taps and shelf above. Heated towel rail.

## Bedroom

Fitted carpet. Two part-opaque, double-glazed windows with deep sills to the side. Shelf.

## Living Room

Fitted carpet. Double glazed window with deep sill to the front. Four wall-lights. An opaque-glazed door to

## Kitchen

Wood-effect vinyl floor. Double glazed window on each side. Spotlighting. Range of wall & base kitchen units with wooden work- top over & tiled splash-back on two sides. One-and-a-half bowl stainless steel sink with drainer and chrome mixer tap over. Space and plumbing for a washing



**For details and viewings, contact sole agent**

## Exmoor Property

Church Hill, Lynton, Devon EX35 6HY

Tel: 01598 752 221

Email: [info@exmoorproperty.com](mailto:info@exmoorproperty.com)

[exmoorproperty.com](http://exmoorproperty.com)

[zoopla.co.uk](http://zoopla.co.uk)

[rightmove.co.uk](http://rightmove.co.uk)



Although we believe these details to be accurate, they should be treated as a general guideline only and do not constitute any part of an offer or contract. Purchasers should not rely on them as statements of fact, but must carry out their own inspection and enquiries.

