



68A Sherwell Hill
Devon TQ2 6LS
£160,000

68A Sherwell Hill
Devon TQ2 6LS
£160,000



2



1



1



E

Winfields
Sales & Lettings

- Convenient Location
- Close to local shops
- Off Road Parking
- 2 Bedrooms

Lounge

PVC door entrance from steps leading to apartment. Brick fireplace with additional shelving, ornate coving, wooden staircase to attic space, grey carpet

2 x Velux windows, grey carpet, storage cupboard, radiator, PVC window to rear.

Kitchen

Cream wall and base units, Stainless steel single drainer sink, tiled to splashback level, wood effect laminate worktops, 2 PVC windows overlooking rear of property, wood effect lino flooring, storage cupboard housing boiler.

Bathroom

Grey corner bath, sink, WC, Cream walls, tiles to half level, PVC glazed window to rear, radiator.

Bedroom

PVC window to rear, Grey carpet, cream walls, radiator.

Attic space



FLOOR PLAN & E.P.C.

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		63
(39-54) E	48	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		

England & Wales

EU Directive
2002/91/EC



Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		61
(39-54) E	45	
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO2 emissions</i>		

England & Wales

EU Directive
2002/91/EC



Winfields

Sales & Lettings

PAIGNTON
(01803) 320969

345 aTorquay Road, Preston
Paignton, Devon TQ3 2EP

EXETER
(01392) 984126

Francis Louis House,
Belmont Road, Exeter
EX1 2HF

BRISTOL
(0117) 287 2199

13 Harbury Road, Bristol,
BS9 4PN

www.winfieldsgroup.co.uk

 a family-run
business

 **RICS**