



8 Marine Gardens  
Devon TQ3 2NT  
£900 PCM

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2



2



1



B

**Winfields**  
Sales & Lettings

- First Floor Apartment (Lift to floor)
- Open plan Lounge/Kitchen
- Close to Town and Seafront
- 2 Bedrooms
- Ensuite
- Allocated Parking Space
- Recently Decorated throughout

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**Lounge/Kitchen**

**Bedroom 1**

**Bedroom 2**

**Hallway**

**Bathroom**

**En suite**





## FLOOR PLAN & E.P.C.

### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A	87	87
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

### Environmental Impact (CO<sub>2</sub>) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) A	86	86
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO2 emissions</i>		
England & Wales	EU Directive 2002/91/EC	

# Winfields

Sales & Lettings

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