



# Belgravia Apartments

31 Belgrave Road, Torquay, Devon, TQ2 5HX



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**Substantial Property Occupying a Prominent Corner Plot  
Six Spacious Self-Catering Apartments  
Furnished to a High Standard & Fully Equipped  
Double Glazed & Gas Centrally Heated Throughout  
Ideal Investment or Home & Income Property**

## DESCRIPTION

The Belgravia Apartments is situated in an eye-catching location occupying a prominent corner site convenient for the seafront, beaches, town shops and Riviera Conference Centre as well as the many amenities of this popular holiday Resort.

This investment / home & income premises comprises six self-catering apartments, each with the benefit of a good standard of fittings, equipment & furnishings, attractively equipped kitchens and smartly appointed shower rooms. The windows are double glazed and the property is centrally heated throughout. All apartments are separately wired via £1 coin-operated electric meters. The apartments are ideal to let on a holiday basis throughout the year due to the property's central location.

Internal viewing is essential to appreciate the quality of the accommodation on offer and can be arranged by appointment with the Agents.

Ref No: 4806

£625,000 Freehold

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The accommodation comprises:-

All apartments are fully equipped to include:- fitted kitchen with inset electric hob and oven under, extraction, fridge freezer, microwave, kettle, toaster, crockery & cutlery and cooking utensils. Bedding, wall mounted TV and shower rooms with electric showers. Attractive entrance leads to:-

## **VESTIBULE**

## **RECEPTION HALLWAY**

Leading to stairs to the upper and lower floors.

## **APARTMENT 1 (LOWER GROUND FLOOR)**

(Potential for Owner's Accommodation).

## **BEDROOM**

15' 8" x 12' 4" (4.77m x 3.76m)

Double bed. Glass panelled doors opening into the Living area.

## **SHOWER ROOM**

## **LIVING ROOM**

13' 11" x 18' 11" (4.24m x 5.76m)

Double sofa bed and single or double day bed. French doors giving outside access to the front via a short stairway.

## **FITTED KITCHEN AREA**

With dining area for 4.

## **APARTMENT 2 (REAR GROUND FLOOR)**

## **STUDIO APARTMENT**

19' 9" x 12' 0" (6.02m x 3.65m)

## **SITTING AREA**

Windows to rear, front and side. Double sofa bed.

## **BEDROOM AREA**

With double bed.

## **SHOWER ROOM**

With walk in shower cubicle.

## **APARTMENT 3 (FRONT GROUND FLOOR)**

## **LIVING ROOM**

15' 10" x 15' 3" (4.82m x 4.64m)

With feature corner windows to side and front, feature fireplace with 'Adam' style surround, tiled grate. Double sofa bed.

## **KITCHEN AREA**

## **BEDROOM**

10' 4" x 18' 5" (3.15m x 5.61m)

Recess with double wardrobe. Window to side.

## **SPACIOUS EN-SUITE SHOWER ROOM**

## **APARTMENT 4 (HALF LANDING)**

## **STUDIO APARTMENT**

19' 7" x 12' 1" (5.96m x 3.68m)

Windows overlooking Lucius Street.

## **KITCHEN AREA**

## **LOUNGE**

With single or double day bed.

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## **BEDROOM AREA**

With double bed.

## **SHOWER ROOM**

### **APARTMENT 5 (FRONT FIRST FLOOR)**

Entrance to **HALLWAY** with meter cupboard.

## **LIVING ROOM**

21' 10" x 15' 5" (6.65m x 4.70m)

Bay windows overlooking the front and side and enjoying views of the sea. Feature fireplace. Double sofa bed and bunk beds.

## **KITCHEN AREA**

## **BEDROOM**

9' 6" x 13' 0" (2.89m x 3.96m)

Double bed. Window overlooking the side.

## **SPACIOUS SHOWER ROOM**

Double size shower cubicle.

Staircase leads from the Landing to **SECOND FLOOR**.

### **APARTMENT 6 (PENTHOUSE)**

(Potential for Owner's Accommodation).

Entrance to:-

## **HALLWAY**

## **SPACIOUS LIVING ROOM**

29' 5" x 9' 2" (8.96m x 2.79m)

Bay windows to the overlooking the side and with sea peeps. Two single or double day beds.

## **KITCHEN AREA**

## **BEDROOM**

12' 7" x 9' 0" (3.83m x 2.74m)

Double bed. Window overlooking Belgrave Road.

## **SPACIOUS SHOWER ROOM**

Walk-in double shower cubicle.

## **LOWER GROUND FLOOR**

## **STORE ROOM/WORKSHOP**

## **OUTSIDE**

To the front of the property there is a small courtyard garden with sitting area. To the rear, off Lucius Street, there is a gate giving access to an enclosed yard with access to the above storeroom/workshop.

## **GENERAL INFORMATION**

### **RATEABLE VALUE**

2023 List: £6,650. This is not Rates Payable. Interested parties are advised to make their own enquiries as to Rates Payable with the Local Billing Authority, Torbay Council.

### **SERVICES**

The premises is connected to all main services.

### **INVENTORY**

To include furnishings and equipment as per an inventory to be supplied, but excluding the owners personal effects.

### **EPC RATING B**

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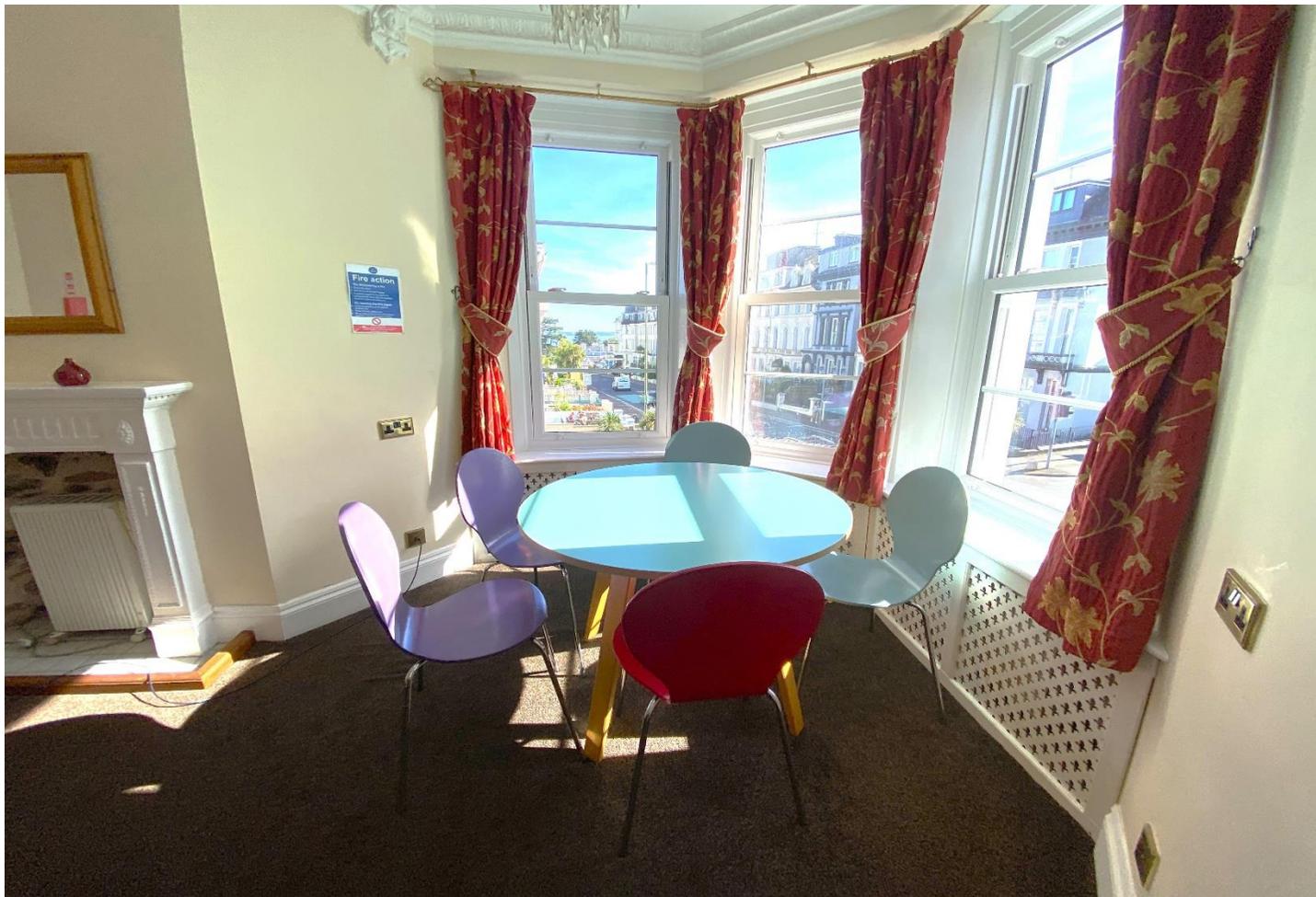
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Total area: approx. 309.4 sq. metres (3330.4 sq. feet)

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29/30 Fleet Street  
Torquay  
Devon  
TQ1 1BB



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