



Flat 1, 23 Greenwood Road, Brixham, TQ5 9HN  
Studio  
£495 Per Calendar Month

**boyce**brixham  
email [lettings@ljboyce.co.uk](mailto:lettings@ljboyce.co.uk) call 01803 856112

This ground floor studio apartment has been recently renovated and is located close to Brixham Hospital. The accommodation briefly comprises communal entrance hall, private front door opens into the good sized living room/bedroom, modern fitted kitchen with built-in oven and hob and a shower room. Available January 26, water included.

Brixham town centre offers a range of shops and cafes with the local bustling harbour being a few minutes walk away.

In order to qualify for a tenancy, the total annual income between tenants is a minimum of 30 times the monthly rent. A holding deposit of one week's rent secures the property whilst we process referencing. This is used towards your first months rent when tenancy starts. Should you fail referencing or break the contract, payment is withheld. The deposit for the tenancy is 5 weeks rent. The rent and deposit must be cleared in our account before the tenancy starts.



- Ground Floor Studio Apartment
- Modern Fitted Kitchen
- Level Location
- Deposit £570.00
- Lounge/Bedroom
- Shower Room
- Holding Deposit £114.00
- Council Tax A



Council Tax Band: A

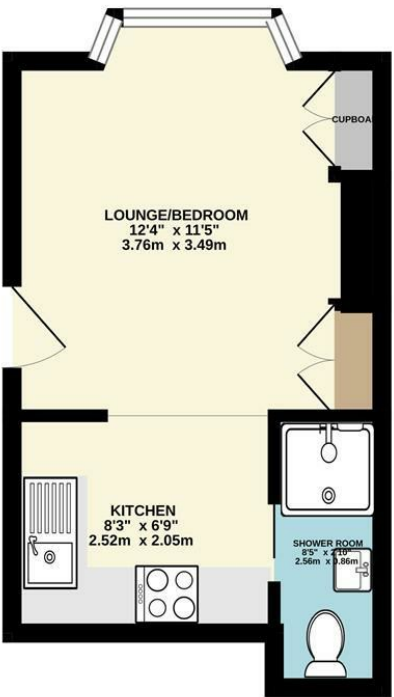


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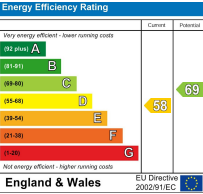
GROUND FLOOR  
210 sq.ft. (19.5 sq.m.) approx.



TOTAL FLOOR AREA : 210 sq.ft. (19.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metropix C2024

Current EPC Rating: D



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Please note floorplans are to be used as a guide only. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of the property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor. You are advised to check the availability of this property before travelling distance to view.

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