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139 Cowick Street, Exeter, Devon, EX4 1HS



SOUTHGATE
ESTATES

£650,000





139 Cowick Street, Exeter

An exciting investment opportunity to obtain a block of flats consisting of four one bedroom apartments, and a studio apartment along the high street of St Thomas. The flats are currently tenanted and are achieving an income of £43,980 per annum, and the block benefits from a new roof fitted in 2021.

The block is situated just a short distance from the many shops, cafes and pubs along Cowick Street, as well as St Thomas Pleasure Grounds, the train station, and the popular quayside. Exeter's city centre is also nearby, with further shops, eateries and entertainment facilities.

Apartment A Currently rented at £825pcm. EPC = D

A spacious ground floor apartment that has been recently modernised, to a very high standard, with direct access out to the spacious gardens at the rear. There is an entrance hallway with doors to the double bedroom, the shower room and the open-plan living space.

Apartment B Currently rented at £745pcm. EPC = C

A further ground floor modernised flat, also with access out to the gardens. The apartment enjoys an open-plan living space with a door to a lobby which leads to the garden. The bedroom is a good-sized double room with windows to the rear aspect and a door to an en suite shower room.

Apartment One Currently rented at £625pcm. EPC = D

This flat is situated on the first floor and features a large double bedroom with a bay window to the rear aspect overlooking the park. The flat also includes an en suite shower room, a kitchen and a hallway with a built-in storage cupboard.





Apartment Three Currently rented at £735pcm. EPC = C

Apartment three is also on the first floor and offers an entrance hallway with access to a double bedroom with a window to the rear aspect, a shower room and an open-plan living space with windows to the front aspect overlooking the church.

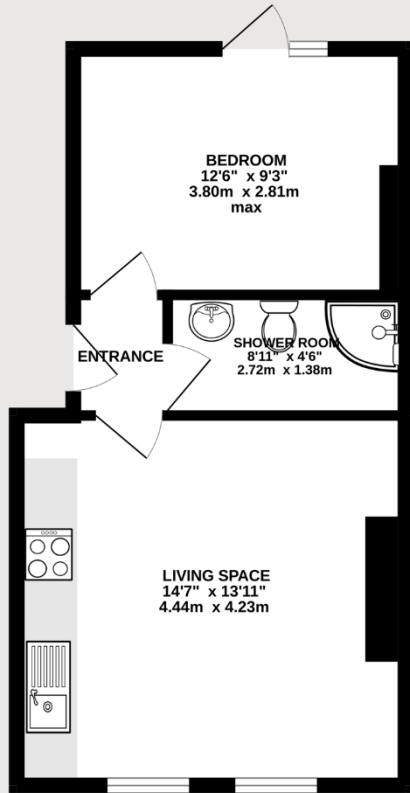
Apartment Two Currently rented at £735pcm. EPC = C

Situated on the top floor, apartment two enjoys a beautiful spacious open plan living space, also with a window to the front aspect overlooking the church, as well as a double bedroom with a window to the rear, a shower room with a built-in storage cupboard and further built-in storage to the hallway.

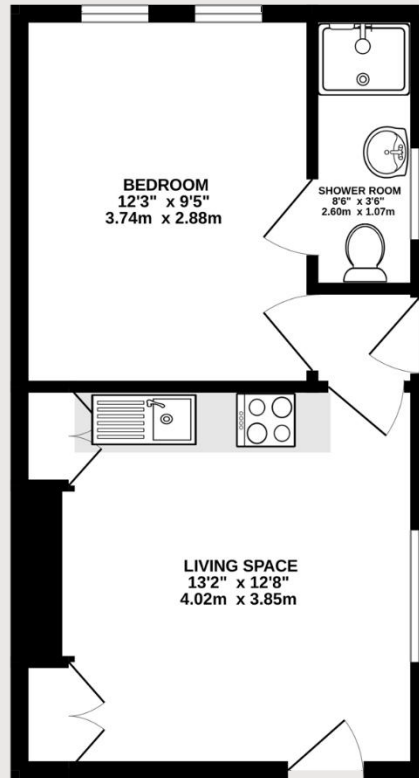
Garden The two ground floor flats have access into the garden which is an enclosed, low-maintenance outside space.

Property Information Tenure: Freehold. Council tax bands: All flats are band A.

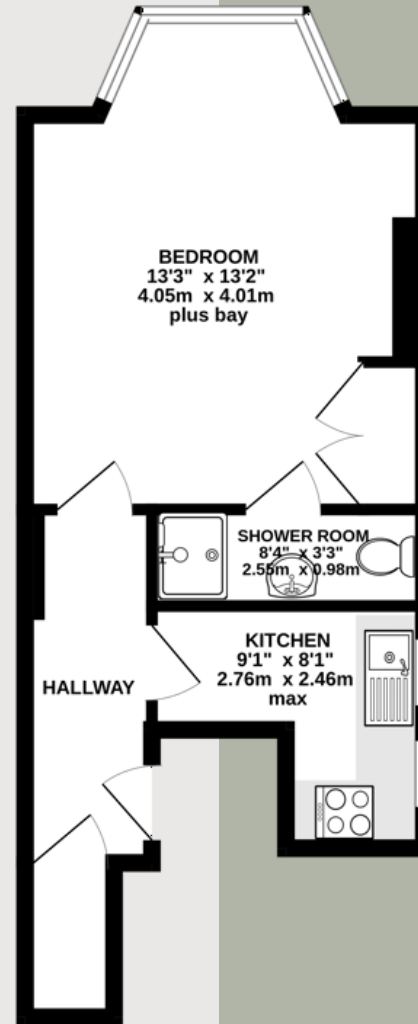
APARTMENT A
364 sq.ft. (33.8 sq.m.) approx.



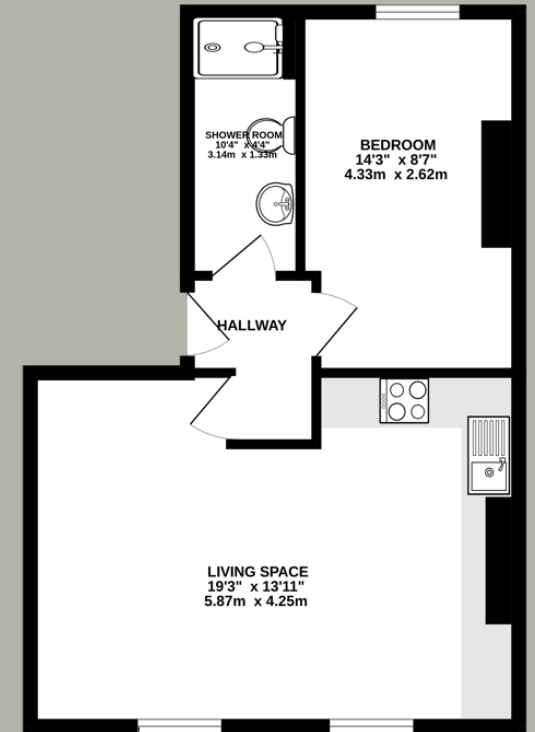
APARTMENT B
322 sq.ft. (29.9 sq.m.) approx.



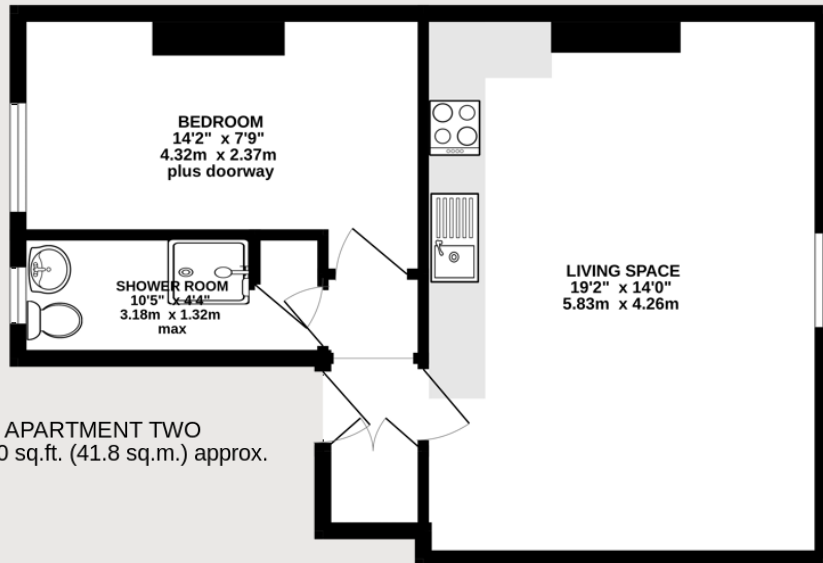
APARTMENT ONE
342 sq.ft. (31.8 sq.m.) approx.



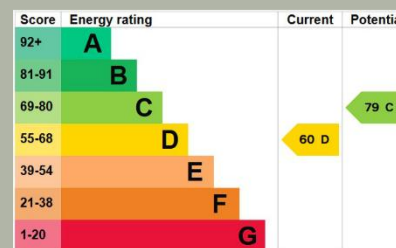
APARTMENT THREE
442 sq.ft. (41.0 sq.m.) approx.



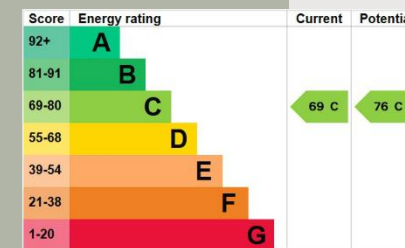
APARTMENT TWO
450 sq.ft. (41.8 sq.m.) approx.



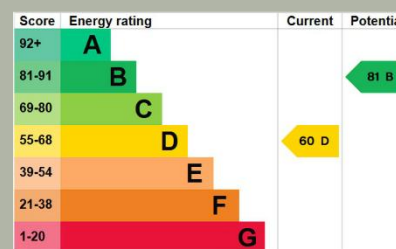
- *5 Flats*
- *Investment Opportunity*
- *Studio & 1 Bedroom Layouts*
- *Enclosed Garden*
- *Overlooking Park & Church*
- *Popular Location*



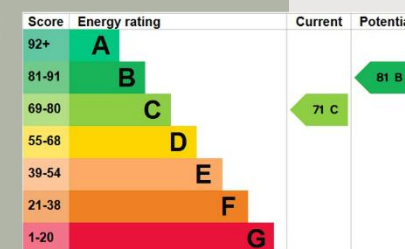
Flat A



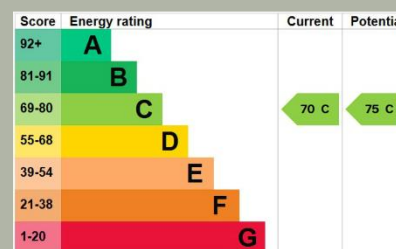
Flat B



Flat 1



Flat 3



Flat 2



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Note: these particulars are not to be regarded as part of a contract. None of the statements made in these particulars are to be relied upon as statements or representation of fact. Any intending purchaser or tenant must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The vendor/landlord does not make or give, and neither the agents nor any person in their employment has any authority to make or give any representation or warranty in relation to this property.



SOUTHGATE
ESTATES

50-51 South Street, EX1 1EE

01392 207444

info@southgateestates.co.uk