



Devon Court

Croft Road, Torquay, Devon, TQ2 5UE



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Stunning Detached Licensed B&B/Hotel

Situated in a Central Location Between Torquay's Seafront & Town Centre

Beautifully Maintained and Significantly Improved & Refurbished Over the Last 3 Years

10 En-Suite Guest Bedrooms, One Self-Contained Apartment

3 Bedroom Owners Accommodation

Viewing Highly Recommended - Further Information from Agents

LOCATION

Devon Court is situated on Croft Road which connects with Shedden Hill, leading to Torquay seafront and Torre Abbey Beach. The Town Centre is within easy walking distance from the property, as well as other local amenities including The Riviera Conference Centre. Croft Road is considered a very desirable trading position, with a range of properties mostly engaged in providing holiday accommodation.

DESCRIPTION

The property comprises a detached licensed B&B/Hotel, guest accommodation is provided by 10 beautifully presented en-suite letting bedrooms and a self-contained letting apartment. The property boasts good sized public rooms and spacious, versatile 3 bedroom owner's accommodation. The property is beautifully maintained and has been improved significantly by the current owners over the last three years. Externally the property has car parking to the front and side providing ample parking for guests, heated swimming pool and patio together with an attractive forecourt garden.

Ref No: 3504

£749,000 Freehold

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The accommodation briefly comprises:-

GROUND FLOOR

ENTRANCE LOBBY

ENTRANCE HALLWAY

With reception desk.

COMMERCIAL KITCHEN

9' 9" x 15' 2" (2.98m x 4.63m)

WASH UP AREA

8' 8" x 5' 5" (2.64m x 1.66m)

LAUNDRY/UTILITY AREA

16' 9" x 13' 3" (5.11m x 4.03m) (max)

With central heating and hot water boilers.

GUEST ACCOMMODATION

The guest rooms are attractively furnished and all have recently appointed en-suite shower rooms.

GROUND FLOOR

SUNSET

Double room with en-suite shower room.

SAND

Double room with en-suite shower room.

FIRST FLOOR

HEATHER

King size superior room with en-suite shower room.

AQUAMARINE

Kings size signature room with en-suite shower room and sea views.

AZURRO

Kings sized signature room with en-suite shower room and sea views.

CLOUDLIGHT

Double room with en-suite shower room.

MAGNOLIA

Signature suite with living room, double bedroom with en-suite shower room.

ORIGINS

King size superior room with en-suite shower room.

FLOWER

Double room with king size bed and en-suite shower room.

SUNRISE

Double room with en-suite shower room (not currently in use).

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Separate entrance from side of the Hotel is:-

PRIVATE SELF-CATERING APARTMENT

Comprising:-

LIVING ROOM

11' 11" x 10' 8" (3.64m x 3.24m)

KITCHEN

6' 0" x 6' 11" (1.83m x 2.11m)

BEDROOM

16' 11" x 14' 6" (5.16m x 4.43m)

King size bed and en-suite shower room.

OWNER'S ACCOMMODATION

Access from the Hotel or separate entrance from outside, leading to:-

GROUND FLOOR

LIVING ROOM

19' 3" x 16' 11" (5.87m x 5.16m)

Including Kitchen.

FIRST FLOOR

LANDING

BEDROOM 1

8' 11" x 14' 8" (2.71m x 4.46m)

BEDROOM 2

10' 2" x 6' 9" (3.11m x 2.07m)

SHOWER ROOM

EXTERIOR

Garage used for storage, parking, front garden with swimming pool and small rear courtyard.

EPC RATING C

COUNCIL TAX BAND A

VIEWING

Viewing is highly recommended and can be arranged by prior appointment with the Agents, Bettesworths. Tel. 01803 212021.

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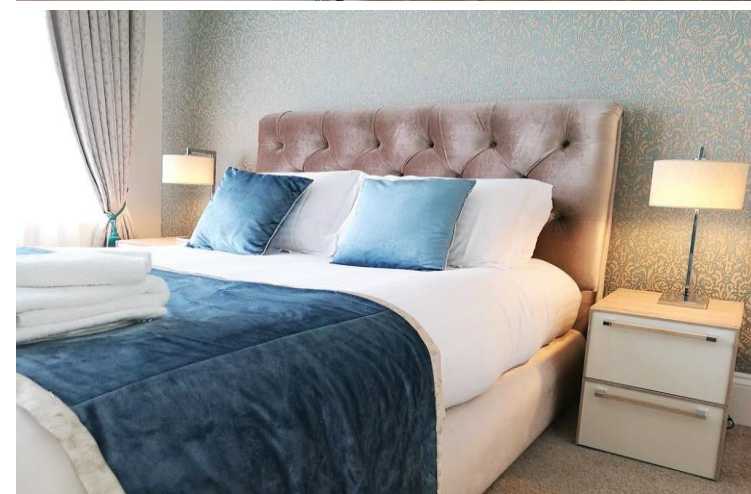
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