



Foxglove Way | Paignton | TQ4 7TG

Asking Price Of £399,950

A four bedroom detached house, recently built by Cavanna Homes situated just off the ring road with excellent access with local shopping facilities within short reach. The property is in show home condition with luxury high end fitted kitchen, units with built in appliances, en suite to master bedroom and quality fitted bathroom. Outside are landscaped level gardens to the rear with extensive parking with integral garage to the front. Early viewing recommended. The accommodation comprises:-

- FOUR BED DETACHED HOUSE
- NEWLY DECORATED THROUGHOUT
- FRONT AND REAR GARDEN
- PARKING AND GARAGE
- RECENTLY BUILT

ENTRANCE HALL Radiator, doors leading to:-

DOWNSTAIRS CLOAKROOM/WC White suite comprising of low level WC, pedestal wash hand basin with tiled splashback, radiator, obscure double glazed window.

DINING ROOM 15' 6" x 13' 1" (4.73m x 4.01m) uPVC double glazed window with outlook to the front of the property, stairs rising to first floor, under stairs storage cupboard, television point, radiator, door leading to integral garage, further doors leading to :-

LOUNGE 16' 8" x 11' 8" (5.10m x 3.57m) uPVC double glazed French doors giving access to rear garden, uPVC double glazed window with outlook to rear garden, telephone point, television point, two radiators, spotlight lighting.

KITCHEN luxury range of fitted kitchen with shaker style units comprising of inset stainless steel sink with side drainer and mixer tap, granite effect work surfaces with matching upstand, fitted floor cupboards with draw units and matching wall mounted cupboards over, four ring stainless steel gas hob with stainless steel splashback and canopy extractor over, built in eye-level double oven, integrated fridge/freezer, dishwasher and washing machine. Gas boiler, door leading to side access, spotlight lighting, uPVC double glazed window overlooking the garden. Radiator.

LANDING Access to loft with pull down ladder, radiator, built-in linen cupboard with electric heater and shelving, doors leading to:-

BEDROOM ONE 12' 0" x 11' 3" (3.66m x 3.43m) uPVC double glazed window to front aspect, radiator, range of built-in wardrobes, door leading into:-

ENSUITE Modern white suite briefly comprising double shower cubicle, wall mounted electric shower and tiled surround with

glazed sliding door, pedestal wash hand basin, low level WC, heated ladder radiator, extractor fan, obscure double glazed window, wall mounted mirror medicine cabinet.

BEDROOM TWO 13' 3" x 8' 7" (4.06m x 2.64m) uPVC double glazed window enjoying open outlook to the rear with rolling countryside views, radiator, built-in wardrobe with hanging rails and shelving.

BEDROOM THREE 11' 8" x 8' 7" (3.58m x 2.64m) uPVC double glazed window enjoying open outlook to the rear with rolling countryside views. Radiator.

BEDROOM FOUR 9' 5" x 6' 6" (2.89m x 2.00m) uPVC double glazed window overlooking the front. Radiator.

BATHROOM Fitted modern white suite comprising of panelled bath with mixer taps and shower attachment, pedestal wash hand basin with tiled splashback, low level WC, heated ladder radiator, spotlight lighting, extractor fan.

GARAGE 16' 4" (4.99m) Up and over door, power and lighting, current owners have partitioned the garage to create a utility space, but very easy to make back to a full size garage.

OUTSIDE To the front of the property is a triple width driveway allowing off road parking for three cars with one side leading up to the single integral garage, timber gate giving access to the side of the property. The rear garden is level and largely laid to lawn with good size patio area. Garden is fully enclosed by timber fencing surround which backs on to open fields. outside light and water tap.

Address

Foxglove Way
Paignton
TQ4 7TG

Tenure

Freehold

Council Tax Band

E

Viewing Arrangements

Strictly by appointment

Contact Details

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Score	Energy rating	Current	Potential
92+	A		94 A
81-91	B	85 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Agents Note: These details are meant as a guide only. Any mention of planning permission, loft rooms, extensions etc, does not imply they have all the necessary consents, building control etc. Photographs, measurements, floorplans are also for guidance only and are not necessarily to scale or indicative of size or items included in the sale. Commentary regarding length of lease, maintenance charges etc is based on information supplied to us and may have changed. We recommend you make your own enquiries via your legal representative over any matters that concern you prior to agreeing to purchase.