



Borough Park Road | Paignton | TQ3 3TZ

Asking Price Of £360,000

A two bedroom detached bungalow plus loft rooms which subject to gaining permission can provide an extra bedroom and reception room. The property sits on a delightful plot in a favoured location with level good sized gardens. Viewings recommended.

- TWO BEDROOM DETACHED BUNGALOW PLUS LOFT ROOMS
- LARGE DRIVE AND GARAGE
- GOOD LOCATION
- INTERNAL VIEWING RECOMMENDED

PORCH uPVC double glazed front door to:-

HALLWAY Central heating radiator. Cloaks cupboard.

BREAKFAST ROOM/UTILITY AREA - 3.6m x 2.9m (11'9" x 9'6") uPVC double glazed window and patio doors. Wood effect flooring. Utility area with worktop appliance space.

KITCHEN - 3.7m x 3.1m (12'1" x 10'2") Range of fitted wall and base units with 1.5 bowl sink and cupboards under; matching wall and base units. Combi gas boiler for central heating and domestic hot water. Extractor fan. Spot lighting and uPVC double glazed window.

LOUNGE- 5.3m x 3.7m (17'4" x 12'1") uPVC double glazed windows. Central heating radiator. Gas fire with stone fireplace.

BEDROOM ONE - 3.8m x 3.1m (12'5" x 10'2") Central heating radiator. uPVC double glazing.

DINING ROOM/BEDROOM TWO - 3.6m x 3.5m (11'9" x 11'5") uPVC double glazing. Central heating radiator. Staircase to first floor.



BATHROOM Laid out as a shower room with large shower cubicle and glass panel with mains shower. Vanity basin, close coupled WC and a heated towel rail. uPVC double glazing.

LANDING Velux window. Door to:-

LOFT ROOM - 4.4m x 3.6m (14'5" x 11'9") (used as a bedroom previously) Double glazed Velux window. Central heating radiator. Eaves storage.

LOFT ROOM- 2.5m x 2.1m (8'2" x 6'10") (used as a bedroom previously) Velux window. Eaves storage.

SHOWER ROOM Shower cubicle with pedestal wash hand basin. Low level WC and a heated towel rail.

OUTSIDE Long driveway to:-

GARAGE Metal up and over door.

FRONT Lawned front garden area.

REAR GARDEN Patio onto level lawned good sized garden area with shrub borders.

AGENTS NOTE Whilst the first floor has been converted the property does not have building regulations to use the rooms as bedrooms.

AGENTS NOTE There are solar panels at the property.

Address 'Borough Park Road, Paignton, TQ3 3TZ'

Tenure 'Freehold'

Council Tax Band 'C'

EPC Rating 'TBC'

Contact Details

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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.