



Knapp Park Road, Paignton, TQ4 7LA

An exceptional four bedroom detached house located in the extremely desirable location of Knapp Park Road, Goodrington. The home has been renovated to a high standard through out and comprises of a wide and welcoming entrance hallway, a large open plan living room/diner/kitchen, a utility room, downstairs cloakroom, four double bedrooms with the master being en-suite, a modern family bathroom, sunny landscaped rear gardens, off road parking and garage. The property is positioned in the perfect spot and is just a short walk from Goodrington beach, local shops, eating establishments, bus links, schools and more.

Asking Price Of £475,000

- RENOVATED TO A HIGH STANDARD THROUGHOUT
- EXCEPTIONALLY SOUGHT AFTER GOODRINGTON LOCATION
- OPEN PLAN KITCHEN/DINER/LOUNGE
- LANDSCAPED REAR GARDENS
- GARAGE & PARKING
- MASTER ENSUITE

Entrance porch

A upvc double glazed front door opening into the inner porch way with upvc double glazed windows to the side, tiled flooring and a secondary door opening into

Entrance hallway

An original stained glass front door opening into a wonderfully wide and welcoming entrance hallway with laminate flooring throughout, oak doors leading through to the adjoining rooms, stairs rising to the first floor, built in understairs storage and underfloor heating.

Kitchen/Diner/Lounge - 11.67m x 3.78m

A phenomenally large and light filled open plan kitchen/diner/lounge perfect for modern day living and entertaining. The kitchen boasts a range of overhead, base and drawer cashmere units with acrylic square edged work surfaces above. A 1 1/2 bowl composite sink and drainer unit, a range of integrated appliances such as an eye level double electric Bosch oven with grill integrated, a four ring induction hob with extractor hood above, fridge freezer, a further integrated freezer and dishwasher. Complimentary tile backlash, a large kitchen island with fitted storage below and work surfaces above and breakfast bar seating for 2. Space for an abundance of furniture within the living area and dining area, a upvc double glazed bay window to the front aspect, velux windows within the dining area and French doors opening out onto the sunny rear gardens. Underfloor heating throughout.

Utility room - 2.68m x 1.74m

A sizeable utility room with space and plumbing for a washing machine and dryer, roll edged work surfaces above and a wall mounted combination boiler.

Cloakroom

A low level flush WC and a wall mounted wash hand basin, upvc obscure double glazed window and underfloor heating.

Bedroom four

A generously sized fourth double bedroom on the ground floor of the property that could alternatively make an ideal office/study/playroom/hobby room etc. upvc double glazed window and underfloor heating.

First floor

Bedroom one - 3.77m x 3.50m

A large master bedroom overlooking the picture rear gardens with space for ample furniture. Upvc double glazed windows and a gas central heated radiator. Door leading into

En-suite

A modern master en-suite comprising of a low level flush WC, a wall mounted wash hand basin and a shower unit. Complimentary panneling within the shower, upvc obscure double glazed windows and a heated towel rail.

Bedroom two - 4.55m x 3.50m

An exceptionally sized second double bedroom with a upvc double glazed bay window and a gas central heated radiator.

Bedroom three - 3m x 2.41m

A further great sized double bedroom to the front aspect of the property. Upvc double glazed window and a gas central heated radiator:

Bathroom

A contemporary family bathroom with a three piece suite of a low level flush WC, a wall mounted wash hand basin and a panelled bath unit. PVC panelled walls, a upvc obscure double glazed window and a chrome heated towel rail.

Outside

A picturesque, private and sunny rear garden that has been thoughtfully designed for ease of maintenance and following the sun through out the day. The gardens enjoy three sizeable patio areas perfect for outdoor dining, a pebble stoned section with a feature circular lawn and a further lawned section also. Within the gardens are a variety of mature plants and shrubs, water tap, side gate access and access to the summerhouse.

Summer house

A brilliantly spacious summer house that currently is being utilised as a bar/snug. Electrical points and door leading into the gardens.

Garage

A metal up and over door leading into the single garage. Off road parking for several vehicles on a block paved driveway.

Address

Knapp Park Road, Paignton, TQ4 7LA

Tenure

FREEHOLD

Council Tax Band

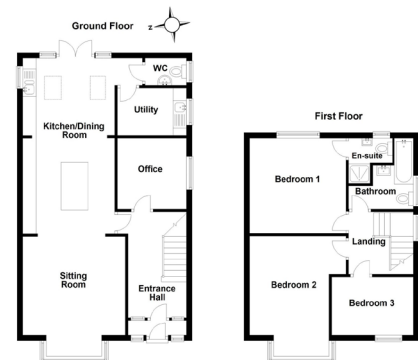
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Agents Note: These details are meant as a guide only. Any mention of planning permission, loft rooms, extensions etc, does not imply they have all the necessary consents, building control etc. Photographs, measurements, floorplans are also for guidance 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.