



Torquay Road | Paignton | TQ3 2EP

Asking Price Of £149,995

A exceptionally sized two bedroom balcony flat with sea views, newly refurbished and with no chain located in the highly desirable location of Preston, Paignton. The property offers an abundance of space and comprises of a welcoming entrance hallway, a large living room/diner with incredible sea views, a fitted kitchen, two wonderfully spacious double bedrooms with the master having a breathtaking sea view across to Berry Head, a modern family bathroom and a sizeable balcony. The flat is positioned in a brilliant spot and just moments and a level walk from Preston shops, Preston beach and green, doctors and pharmacies, bus links, eating establishments and more. The property is being offered with no onward chain!

- NO CHAIN!
- EXCEPTIONALLY LARGE TWO BEDROOM FLAT
- BREATHTAKING SEA VIEWS
- SIZEABLE BALCONY
- MODERN BATHROOM
- SOUGHT AFTER PRESTON LOCATION
- SHORT WALK TO LOCAL AMENITIES

ENTRANCE HALLWAY A wooden fire safety front door opening into a wide and welcoming entrance hallway with doors leading through to the adjoining rooms and overhead lighting.

KITCHEN - 3.55m x 2.43m (11'7" x 7'11") A modern fitted kitchen boasting a range of overhead, base and drawer units with roll edged work surfaces above. A 1 bowl stainless steel sink and drainer unit, an electric single oven with grill integrated and a four ring induction hob with extractor hood above. Space and plumbing for a washing machine and fridge freezer. A wall mounted Worcester combination boiler, uPVC double glazed window and a gas central heated radiator.

LOUNGE/DINER - 5.45m x 4.56m (17'10" x 14'11") A beautifully bright and large living room with a spectacular sea view across to Berry Head, Brixham. Space for an abundance of furniture, uPVC double glazed windows and door leading out to the balcony and a gas central heated radiator.



BEDROOM ONE - 4.22m x 3.44m (13'10" x 11'3") A phenomenally spacious master bedroom with breathtaking sea views. Space for a vast amount of furniture, uPVC double glazed window.

BEDROOM TWO - 4.73m x 2.82m (15'6" x 9'3") A further generously sized double bedroom to the rear aspect of the building. uPVC double glazed window and a gas central heated radiator.

BALCONY A superb and lengthy balcony that enjoys a brilliant outlook with sea views across Paignton and out to Berry Head, Brixham perfect for alfresco dining and admiring the wonderful outlook.

MATERIAL INFORMATION Tenure: Leasehold. Lease Length: 999 year lease. Ground Rent: £0.00. Service Charge: As the lease is new the service charge will be market amount and is to be determined. Please ask for more details.

Address 'Torquay Road, Paignton, TQ3 2EP'

Tenure 'Leasehold'

Council Tax Band 'A'

EPC Rating '56 | D'

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.