



Blatchcombe Road | Paignton | TQ3 2JP

Asking Price Of £265,000

A three bedroom semi house, situated in a popular residential area within short reach of town centre and ring road access. The house has been maintained to a high standard benefiting from gas central heating, modern bathroom and lovely decor throughout. Outside are good sized gardens and block built office/garden room to the rear of the garden. The accommodation comprises:-

- THREE BEDROOM SEMI
- GOOD ORDER
- GAS CENTRAL HEATING
- GOOD SIZED GARDENS

FRONT PORCH uPVC double glazed window and door.

uPVC front door to:-

HALLWAY Natural wood effect flooring. Central heating radiator. uPVC double glazing. Understairs cupboard.

LOUNGE - 4.5m x 3.7m (14'9" x 12'1") Stunning fireplace with inset real flame gas fire. Central heating radiator. uPVC double glazing.

DINING ROOM - 3.5m x 2.7m (11'5" x 8'10") uPVC double glazing. Central heating radiator. Fireplace surround.

KITCHEN - 3.8m x 2.3m (12'5" x 7'6") Range of fitted wall and base units with inset gas hob and oven below. Plumbing for washing machine. uPVC double glazing.

LANDING

BEDROOM ONE - 4.9m x 3.2m (16'0" x 10'5") Plus built in double wardrobes. Central heating radiator. uPVC double glazing. Open outlook.

BEDROOM TWO - 3.5m x 3m (11'5" x 9'10") Central heating radiator. uPVC double glazing. Sea glimpses.

Address 'Blatchcombe Road, Paignton, TQ3 2JP'

Tenure 'Freehold'

Council Tax Band 'C'

EPC Rating '63 | D'

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BEDROOM THREE - 2.5m x 2m (8'2" x 6'6") Central heating radiator. uPVC double glazing.

BATHROOM Modern fitted suite comprising panelled bath with shower. Pedestal wash basin and low level WC. Chrome heated towel rail. uPVC double glazing. Linen cupboard with gas boiler for central heating and domestic hot water.

OUTSIDE Lawned front garden with shrub borders.

REAR GARDEN Patio with stairs onto lawned gardens with block built store/potential office. uPVC double glazing and power.

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.