



## Daveys Elm View | Paignton | TQ4 7ES

Offers Over £350,000

A well presented and wonderfully spacious four bedroom end of terrace town house located within a quiet cul-de-sac in the desirable location of Goodrington. The property comprises of a welcoming entrance hallway, a downstairs cloakroom, a large kitchen/diner, a spacious living room, four bedrooms with the master being en-suite, a modern family bathroom, an integral garage, south facing rear gardens and off road parking for up to 3 vehicles. The property is perfectly positioned within easy reach of Goodrington beach, local shops, leisure facilities, bus links, schools and more.

- SOUTH FACING REAR GARDENS
- LARGE INTEGRAL GARAGE
- OFF ROAD PARKING FOR UP TO 3 VEHICLES
- QUIET CUL-DE-SAC
- SHORT WALK TO GOODRINGTON BEACH
- MASTER EN-SUITE



**ENTRANCE** A uPVC double glazed composite front door opening into a wide and welcoming entrance hallway with doors leading to the cloakroom and integral garage, stairs rising to the first floor accommodation, smoke alarm and a gas central heated radiator.

**CLOAKROOM** A roomy downstairs cloakroom that offers a low level flush WC, a pedestal wash hand basin and deep under stairs storage, extractor fan, overhead lighting and a gas central heated radiator.

**GARAGE** A larger than usual garage with a metal up and over door, overhead lighting and electrical points, fuse box and an integral door leading into the house.

## FIRST FLOOR

**KITCHEN/DINER** A spacious and modern kitchen/diner that boasts a range of overhead, base and drawer units with roll edged work surfaces above. A 1 1/2 bowl stainless steel sink and drainer unit, an electric eye level double oven with grill integrated and a four ring gas hob with extractor hood above, an integrated dishwasher and fridge freezer, space and plumbing for a washing machine and space for a 4/6 seater dining table, uPVC double glazed French doors leading out to the gardens and a gas central heated radiator.

**LOUNGE** A wonderfully sized living room to the front aspect of the property. Tv points, space for ample furniture, uPVC double glazed window and a uPVC double glazed door opening to the Juliet balcony and two gas central heated radiators.

Address 'Daveys Elm View, Paignton,  
TQ4 7ES'

Tenure 'Freehold'

Council Tax Band 'D'

EPC Rating '83 | B'

## Contact Details

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**BEDROOM FOUR** A great sized fourth double bedroom that could alternatively make an ideal office/hobby room/playroom etc. uPVC double glazed window and a gas central heated radiator.

## SECOND FLOOR

**BEDROOM ONE** A brilliantly large master bedroom to the front aspect of the property with great sea views across to Thatchers rock, Torquay. Deep built in wardrobes, uPVC double glazed window and a gas central heated radiator. Door leading into:-

**EN-SUITE** A sizeable master en-suite boasting a three piece suite of a low level flush WC, a wall mounted wash hand basin and a walk in double shower unit. Tiled walls, extractor fan, a uPVC obscure double glazed window and a white heated towel rail.

**BEDROOM TWO** A further generously sized double bedroom overlooking the well manicured rear gardens. uPVC double glazed window and a gas central heated radiator.

**BEDROOM THREE** A sizeable third smaller double bedroom with again sea views. uPVC double glazed window and a gas central heated radiator.

**BATHROOM** A three piece suite comprising of a low level flush WC, a wall mounted wash hand basin and a panelled bath unit with shower attachments above and a protective glass shower screen. Complimentary tiled walls, shaver points, uPVC obscure double glazed, extractor fan and a white heated towel rail.

**OUTSIDE** A sunny south facing and enclosed rear garden that boasts a great sized patio area perfect for outdoor dining and entertaining whilst the rest of the gardens are predominantly laid to lawn.

**PARKING** Off road parking for up to 3 vehicles.

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.