



## Redcliffe Court | Marine Drive | Paignton | TQ3 2PP

Offers Over £375,000

A wonderfully spacious three bedroom first floor apartment located in the prestigious and highly desirable complex of Redcliffe Court on Preston seafront. The apartment itself comprises of a welcoming entrance hallway, a large lounge/diner, a modern kitchen, three double bedrooms with the master being en-suite, a further contemporary family bathroom, two balcony's and allocated parking. The property also benefits from lift access as well as access to the incredible private garden that sits on Preston sands. The property is perfectly situated within easy reach of further amenities such as local shops, restaurants, bus links, doctors and pharmacies, Paignton town and more. The property is being offered with no onward chain!

- NO CHAIN!
- PHENOMENAL SEA VIEWS
- SEAFRONT LOCATION
- MASTER EN-SUITE
- MODERN KITCHEN
- ALLOCATED PARKING



**ENTRANCE** A fire safety front door opening into a welcoming inner hallway with doors leading through to the adjoining rooms, overhead lighting, intercom system, two storage cupboards and an electric night store heater.

**LOUNGE/DINER** An incredibly bright and spacious living room with phenomenal sea views across Preston beach and out across to Thatchers Rock, Torquay. A feature electric fireplace with granite hearth, an arched opening into the kitchen ideal for the two spaces to be integrated as one for entertaining. Tv and internet points, double aspect uPVC double glazing with French doors to the front aspect leading out to the first balcony, further French doors leading out to the second balcony overlooking the sea and further arched windows. Two electric night store heated radiators and another TV aerial socket point.

**KITCHEN** A modern kitchen boasting a range of overhead, base and drawer high gloss units with solid oak work surfaces above. A 1 1/2 bowl stainless steel sink and drainer with mixer tap above, an electric single Neff oven with grill integrated, an integrated Neff microwave, four ring hob with extractor hood above. A deep fitted pantry cupboard, space for a fridge freezer, modern tile backsplash and an arched opening into the lounge/diner.

**Address** 'Redcliffe Court, Marine Drive, Paignton, TQ3 2PP'

**Tenure** 'Leasehold'

**Council Tax Band** 'F'

**EPC Rating** '74 | C'

### Contact Details

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**BEDROOM ONE** A large master bedroom offering space for ample furniture. Deep fitted wardrobes, double aspect uPVC double glazed arched windows and an electric night store heater radiator. TV aerial socket and a telephone socket.

**EN-SUITE** A contemporary en-suite boasting a low level flush WC, a pedestal wash hand basin and a walk in shower. Complimentary tiling, uPVC obscure double glazed arched window and a chrome heated towel rail.

**BEDROOM TWO** A further generously sized double bedroom offering ample space for furniture. Built in wardrobes, uPVC glazed arched windows and electric store heated radiator.

**BEDROOM THREE** A third spacious smaller double bedroom, uPVC double glazed window and a fitted heated radiator.

**FAMILY BATHROOM** A beautifully modern family bathroom comprising of a low level flush WC, a vanity wash hand basin with fitted storage below, a walk in shower unit and a panelled bath unit. Complimentary tiling to the walls, oak mantle, an LED mirror, a uPVC obscure double glazed arched window and a chrome heated towel rail.

**OUTSIDE** The property itself boasts two sizeable balcony's one of which overlooking the sea, within the complex is access to a private and phenomenally large patio area that sits on the sea front.

### ALLOCATED PARKING

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.