



Taylor's
sales & lettings

Asking Price Of £325,000

Brixham Road,
Paignton, TQ4 7BD

A well presented and wonderfully spacious three bedroom semi detached family home. The property comprises of a welcoming inner porch that leads through to a wide and inviting hallway, a large living room, a spacious dining room, kitchen, a useful downstairs cloakroom, three spacious bedrooms, a modern family bathroom, large sun soaked rear gardens, ample off road parking and a garage. The property is perfectly positioned within easy reach of primary and secondary schools, South Devon College, an array of supermarkets, eating establishments and more.



Entrance
A uPVC double glazed composite front door opens into a spacious and welcoming porch. Featuring a distinctive copper coin flooring, ample space for coats and shoes, overhead lighting and a secondary door leading into

Entrance Hallway
A bright and inviting hallway showcasing restored original parquet flooring, stairs rising to the first floor. Picture rails, a gas central heated radiator and doors lead to all principal ground floor rooms.

Cloakroom
A convenient downstairs cloakroom featuring a low level flush WC and a wall mounted wash hand basin with built in storage beneath. Finished with attractive panelled walls and a uPVC obscure double glazed window.

Living Room
Flooded with natural light this spacious living room offers a warm and relaxing atmosphere complete with a charming log burning stove and an elegant oak mantle. Finished with uPVC double glazed windows and a gas central heated radiator.

Kitchen
A generously proportioned, well equipped kitchen fitted with a comprehensive range of wall, base and drawer units all topped with roll edged work surfaces. Features include a 1 1/2 bowl stainless steel sink with drainer, a gas Rangemaster cooker, space and plumbing for a dishwasher and fridge freezer and a tiled backsplash. A wall mounted Worcester combination boiler, uPVC double glazed windows and a rear door providing access to the garden.

Dining Room / Snug
An impressively large and versatile space ideal for both formal dining and relaxed living. Highlights include a feature log burning stove, dual aspect uPVC double glazed windows and sliding patio doors opening directly onto the rear garden perfect for entertaining.

First Floor
Bedroom One
A generously sized master bedroom with spectacular sea views across Paignton. Ample space for freestanding furniture, uPVC double glazed windows and a gas central heated radiator.

Bedroom Two
Another spacious double bedroom offering flexibility and comfort with uPVC double glazed windows and a gas central heated radiator.

Bedroom Three
A well proportioned smaller double bedroom also enjoying scenic sea views. Features include a uPVC double glazed window and a gas central heated radiator.

Family Bathroom
This modern and stylish family bathroom is beautifully appointed with a low level flush WC, a vanity wash hand basin with built in storage and a P shaped panelled bath with an overhead shower and glass screen. Finished with complementary tiling, a uPVC obscure double glazed window and a gas central heated radiator.

Outside
The rear garden is an impressive, expansive space designed with both entertaining and low maintenance living in mind. A large concrete patio provides the perfect setting for outdoor dining, while two generous lawn areas and a decked space at the rear offer additional zones for relaxation. Further benefits include access to a garage, shed, and a log store for practical outdoor storage.

Off road parking to the front of the property for multiple vehicles.



Address ‘

Tenure ‘

Council Tax Band ‘

EPC Rating ‘

Taylor's Estate Agents
24-26 Hyde Road
Paignton
Devon
Tq4 5by