

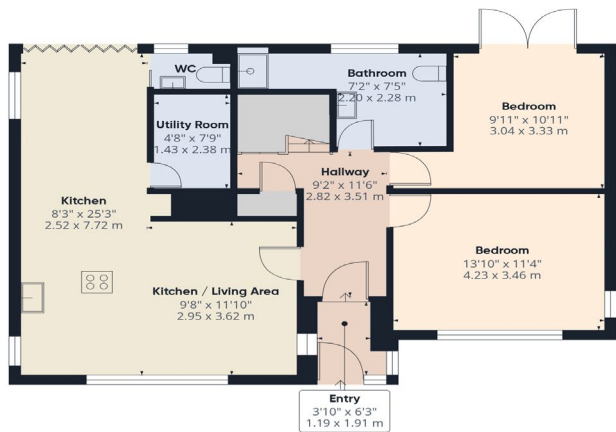


Taylor's
sales & lettings

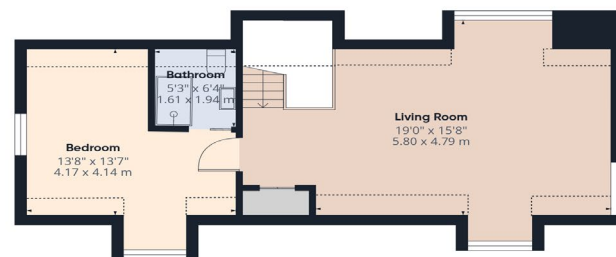
Offers Over £650,000

Broadsands Avenue,
Broadsands, Paignton,
TQ4 6JN

An exceptional large three bedroom detached dorma bungalow, situated in the highly favoured Broadsands area within short reach of walk way to coastal paths and beach. The property is in truly exceptional condition having been lovingly renovated by the current owners giving a fusion of both 21st century living and character. The property has versatile accommodation with plenty of living space in large sitting room enjoying breath taking views and kitchen/diner/snug. Outside is parking for three cars onto garage (used only for storage) and lovely gardens including summer house used as an outside separate lounge and summer kitchen. Internal viewing is highly recommended.



Floor 0



Floor 1

uPVC double glazed stained glass and solid oak front door to:-

ENTRANCE HALLWAY Window seat, uPVC double glazing and door to:-

HALLWAY Natural wood flooring. Cast iron newly replaced radiator. Vaunted ceiling. Understairs and broom cupboards.

KITCHEN/INER/SNUG - 7.7m x 5.4m MAX (25'3" x 17'8")

KITCHEN AREA Range of luxury Wren fitted fitted appliances comprising butler sink unit with adjoining solid oak work tops with range of comprehensive wall and base units. Inset large induction hob, double oven and grill.

SNUG AREA uPVC double glazing. Smeg gas fire.

DINING ROOM Natural flooring throughout, bifolding doors and uPVC double glazing.

UTILITY ROOM Butler sink unit with solid oak work top space for appliances. Storage cupboard.

CLOAKROOM Low level WC and uPVC double glazing.

BEDROOM TWO - Range of built in wardrobes. Central heating radiator. uPVC double glazing. Natural wood effect flooring.

BEDROOM THREE - Central heating radiator. uPVC double glazing. Natural wood flooring.

BATHROOM Period style suite comprising tub style bath, vanity basin, high level WC, walk in shower cubicle with mains shower and cast iron radiator.

FIRST FLOOR Gallery landing with wrought iron railings and upright feature central heating radiator. Double glazed velux ceiling lighting and opens onto:-

SITTING ROOM Full height glass plate window taking in stunning sea views and rolling fields. Further uPVC double glazed windows. Wood stove with surrounding built in feature fireplace. Two central heating radiators. Wall panelling. Eves storage.

MASTER BEDROOM ENSUITE Window seat enjoying countryside views. Double aspect. uPVC double glazing. Eaves storage and panelled.

ENSUITE Luxury suite comprising walk in walk out shower cubicle, vanity basin with water flow taps, low level WC, heated towel rail, double glazing and spot lighting.

OUTSIDE Driveway and parking forb three cars onto:-

GARAGE Power and lighting. Gas boiler for central heating and domestic hot water.

SUNNY REAR GARDENS leading to patio onto lawned gardens with further patio and decked garden area.

SUMMER HOUSE Used as an outside lounge with power and lighting. Double glazing taking in amazing views and leading onto:-

SUMMER KITCHEN Work tops and pan storage, large space and covered area with barbeque again enjoying sea views and side access.

Address 'Broadsands Avenue, Broadsands, Paignton, TQ4 6JN'

Tenure 'Freehold'

Council Tax Band 'D'

EPC Rating '75 | C'

Taylor's Estate Agents
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