



**Taylor's**  
sales & lettings

GUIDE PRICE OF £260,000 - £270,000

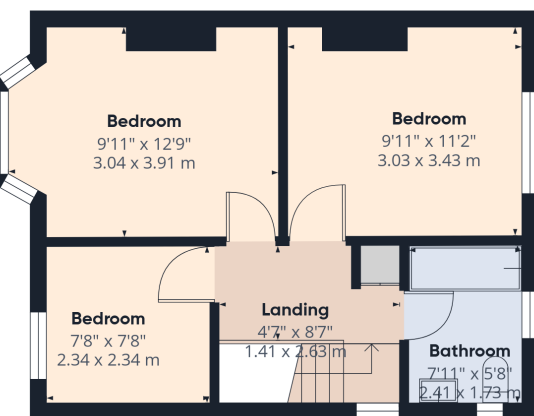
Hillside Road,  
Paignton, TQ3 3JF

A well presented three bedroom semi detached family home located conveniently just 0.7 miles from Paignton town. The property comprises of a welcoming entrance hallway, a large lounge/diner, a modern galley style kitchen, a snug, three bedrooms, family bathroom, beautifully landscaped rear gardens with a block built workshop and off road parking. The home is ideally situated within easy reach of Oldway and Sacred Heart primary, bus links, Paignton town, doctors and pharmacies as well as much more.

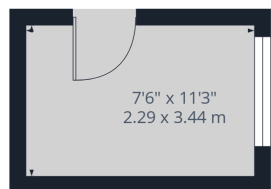




Floor 0 Building 1



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**ENTRANCE HALLWAY** A uPVC double glazed front door opens into a wide and welcoming hallway featuring stairs rising to the first floor, overhead lighting, a gas central heated radiator and access to the adjoining rooms.

**KITCHEN** A spacious galley style kitchen appointed with an attractive range of high gloss fronted wall, base and drawer units complemented by roll edged work surfaces. The kitchen includes a 1½ bowl stainless steel sink with drainer, an integrated electric eye level double oven with grill, a five ring gas hob with extractor hood above and an integral fridge freezer. There is also space and plumbing for both a washing machine and dryer. Additional features include tiled splashbacks, a uPVC double glazed window overlooking the beautifully maintained rear garden and a uPVC door providing direct garden access.

**LOUNGE / DINER** A bright and generously proportioned lounge/diner offering ample space for relaxation and entertaining. Highlights include a feature gas fireplace, a uPVC double glazed bay window with stunning sea views across to Berry Head, TV and internet points and a gas central heated radiator.

**SNUG** This versatile and inviting snug enjoys views over the rear garden and serves perfectly as an additional sitting room/playroom. uPVC double glazed sliding patio doors open directly to the garden. Gas central heated radiator.

## FIRST FLOOR

**BEDROOM ONE** A spacious master bedroom boasting spectacular sea views across the bay. The room offers ample space for furnishings, a uPVC double glazed bay window and a gas central heated radiator.

**BEDROOM TWO** A generously sized double bedroom overlooking the sunny rear garden, featuring a uPVC double glazed window and a gas central heated radiator.

**BEDROOM THREE** A well proportioned third bedroom ideal as a guest room, office, study or hobby space. It enjoys exceptional sea views across the bay, a uPVC double glazed window and a gas central heated radiator.

**BATHROOM** A three piece suite comprising a low level WC, a vanity wash hand basin with fitted storage below and a panelled bath with overhead shower and glass screen. Additional features include tiled walls, a uPVC double glazed window and a chrome heated towel rail.

**OUTSIDE** The well kept, low maintenance rear garden offers a generous patio area perfect for outdoor dining and entertaining, leading to an artificial lawn and an additional patio space. A block built workshop with power and lighting provides an excellent hobby area or potential summer room. The garden is enhanced by mature shrubs and planting, with side gate access for convenience.

**PARKING** To the front of the property is off road parking.

Address 'Hillside Road, Paignton, TQ3 3JF'

Tenure 'Freehold'

Council Tax Band 'B'

EPC Rating '64 | D'

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