



24 Golden Close, Brixham, TQ5 9QT
Freehold Bungalow - Detached
£415,000

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Situated on a quiet residential road, and occupying a good sized, level plot in the St Mary's area of Brixham, this stunning two bedroom detached bungalow has a wonderful low maintenance and sunny rear garden which has been stylishly landscaped for easy living. The whole property is presented in immaculate, ready-to-go condition and offers a wealth of versatile modern accommodation.

The location is perfect to offer the best of Brixham. Nearby at St Mary's Square, there are many convenient amenities including: a small supermarket with Post Office, hairdressers, pub, Chinese & Indian Takeaways, laundrette and St Mary's Church. St Mary's Park, with its large playing field, tennis courts and bowls club are accessible within a ten minute walk. St Mary's Bay, the only sand beach in Brixham, is close to hand and there is a useful bus service close by too.

Entering in from the level driveway into a stylish entrance hall leading off to all the principal accommodation. To the front there is a lovely lounge, very 'calmly' presented the room is very light and bright and enjoys a pretty outlook over the landscaped front garden. Also to the front is Bedroom 1 which is a great sized double, and again is light-and-bright. Bedroom 2 is set to the rear /left of the property and is a similarly well proportioned double, overlooking the rear garden.

There is a very smart modern family bathroom central to the hallway equipped with a contemporary white suite. Through to the stunning kitchen diner. Recently refitted, the modern and high quality fitted kitchen offers an abundance of storage cupboards, high quality AEG appliances, an instant boiling water tap and all finished in a stylish green & white palette. The dining area is open to the kitchen and makes for a wonderful space for entertaining, with sliding patio doors out to the rear deck. To the right-hand side of the property, there is heaps of versatility coming from the spacious utility room, a second shower room, a home office and a workshop/store (with roller door to the driveway). All again are beautifully presented and well looked after. This property offers the further bonus of a superb attic room, full boarded and insulated to create a versatile hobby room (currently arranged as an impressive music room!)

Outside, to the front, Number 24 offers striking curb-appeal with a modern and very stylish low maintenance garden, flanking the driveway parking for two cars. The rear garden is of particular note. A very generous space, which have been cleverly utilised by our vendor to create a garden which is incredibly easy to maintain and is separated into several well defined areas, from seating arrangements, to composite decking with glass balustrades surrounding the property and a fantastic summerhouse - again offering plenty of versatility.

The property benefits from gas central heating throughout (regularly serviced) and UPVC double glazing. The property has been exceptionally well maintained throughout our vendors tenure and offers full peace-of-mind to a new owner looking to move straight in!

Council Tax Band: C



- Stunning Two Bedroom Detached Bungalow
- Very Impressive & Sunny Rear Garden
- New, High Quality Kitchen/Diner
- Utility Room, Home Office & Attic Room

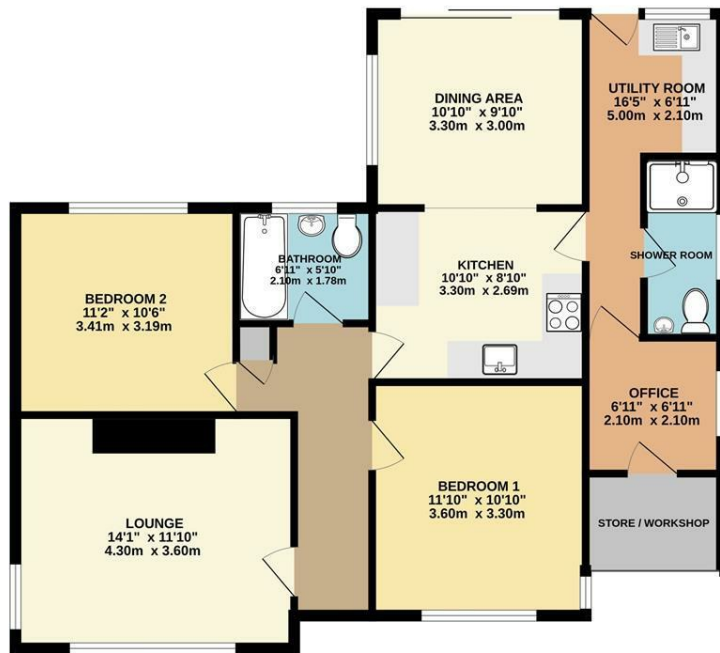
- Occupying A Good Sized Level Plot
- Beautifully Presented Throughout
- Two Bedrooms, Two Bathrooms
- Driveway Parking For Two + Workshop/Store



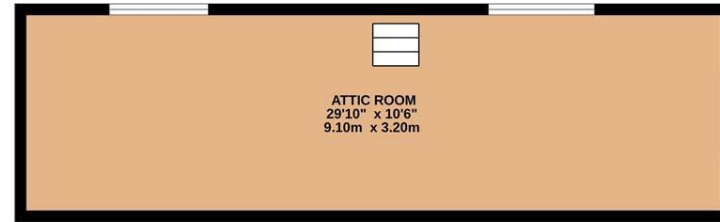


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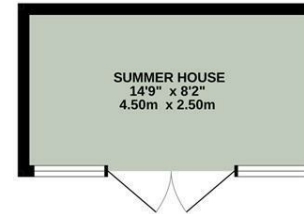
GROUND FLOOR
909 sq.ft. (84.5 sq.m.) approx.



ATTIC ROOM
375 sq.ft. (34.8 sq.m.) approx.



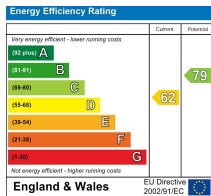
GARDEN
121 sq.ft. (11.3 sq.m.) approx.



TOTAL FLOOR AREA : 1406 sq.ft. (130.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Current EPC Rating: D



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