



12 St Marys Square, Milton Street, Brixham, TQ5 0BU
Freehold House - Semi-Detached
Offers In Excess Of £200,000

boycebrixham
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Tucked away in the heart of St. Mary's Square lies this surprisingly spacious three-bedroom character cottage. Situated beyond the square, amidst its charming churchyard and collection of local shops, eateries, and pubs, the quaint hamlet of St. Mary's serves as the bustling hub of Brixhams "Cowtown". A leisurely 20-minute walk takes you to "Fish Town", where the vibrant main Fore Street, adorned with its array of shops and cafes, leads to the picturesque harbour and marina, offering a delightful coastal experience.

Recently redecorated throughout and finished with new flooring, the property presents a blank canvas, ready for its next owner to move in and make it their own. Featuring two reception rooms, including a separate kitchen, and three bedrooms, the accommodation is ideal for a small family. Despite its modest courtyard, residents have easy access to the expansive St. Mary's Park, conveniently adjacent to the Square, providing ample outdoor space for recreation and relaxation.

A gravelled area to the front allows for off-road parking on a first-come, first-served basis, enhancing convenience for residents. With the added comforts of gas central heating and double glazing, the property offers year-round comfort and energy efficiency.

Offered chain-free with immediate vacant possession, this home is an ideal choice for first-time buyers, investors, or those seeking a holiday retreat. Brimming with character and charm, the property retains many period features, appealing to those with a penchant for historical settings and a deep appreciation for heritage aesthetics.

Council Tax Band: B



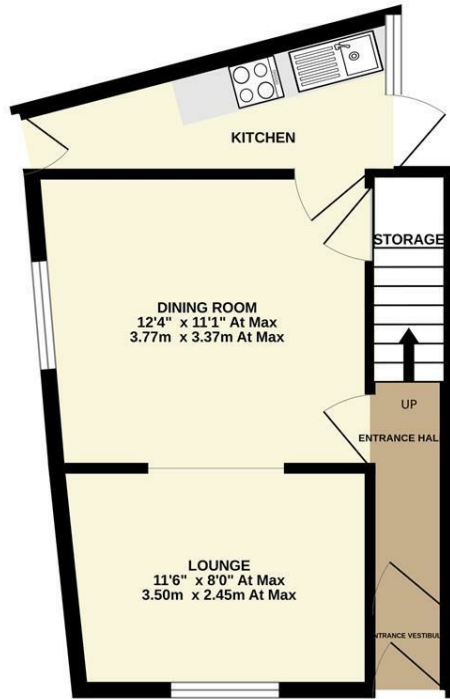
- Spacious 3 Bed Cottage
- Located Near St Mary's Square
- 2 Reception Rooms
- Gas Central Heating & Double Glazing
- Nearby Park
- Shops, Pubs & Eateries Nearby
- Recently Redecorated
- Chain Free With Vacant Possession



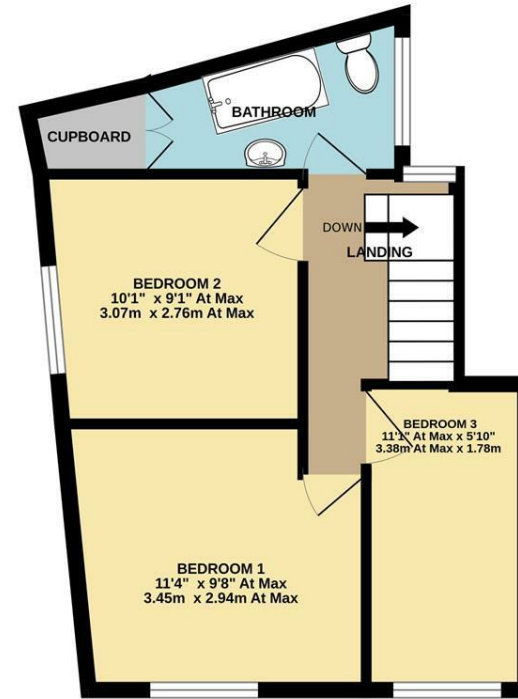


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GROUND FLOOR

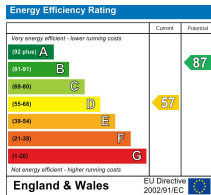


1ST FLOOR



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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