



- Semi-detached dormer bungalow
- Three bedrooms with master en-suite shower room
- Dining room with French doors to rear garden
- Modern stylish family bathroom
- Far reaching open views to front elevation taking in the Church at Collaton St Mary
- Front and rear gardens
- Off street parking for two cars
- Bay fronted lounge again enjoying open outlook

Our View "Viewing highly recommended in order to fully appreciate this delightful property, the outside space on offer and its location."

A well-presented three bedroom semi-detached dormer bungalow with far reaching open views to front, situated in a cul-de-sac location in Collaton St Mary



This well presented semi-detached Dormer bungalow is sure to catch your attention. With its prime location in the desirable area of Collaton St Mary in Paignton, this property offers an ideal family home.

You enter the property via the kitchen which offers a good range of wall and base level kitchen units, there is potential for remodelling or possible extending through to the dining room should you wish. There is an inner hallway that leads you to the various rooms within the property.

The lounge is a good size, with a central fireplace and bay fronted window enjoying stunning open views that stretch across to open farmland.

The dining room, with its French doors opening out to the rear garden, provides the perfect setting for entertaining guests or enjoying family meals.

The modern and stylish family bathroom is well presented, fully tiled with a white suite comprising of a panelled bath with shower unit above, low flush WC and wash hand basin.

The property features three generously sized bedrooms, including a master bedroom with its own en-suite shower room. This added convenience is perfect for those seeking privacy and comfort.

Outside, both the front and rear gardens provide ample space for outdoor activities. The front garden offers a area laid to lawn with hedging surround and off-street parking is also provided for two cars, ensuring hassle-free parking arrangements.

Whilst the rear garden is a generous size, principally laid to lawn and offers peaceful spot to admire the picturesque views of the nearby church at Collaton St Mary.



Situated in a cul-de-sac, on the edge of Paignton, you can enjoy the peace of a being in a quiet residential area, whilst still being within easy reach of local amenities and transport links. Located a short distance from Paignton which offers a wealth of attractions, including beautiful beaches, a busy town centre, and a range of leisure activities.

With its far reaching views, and convenient location, this semi-detached Dormer bungalow is a must-see for anyone looking to settle down in the handy location situated just outside of Paignton. Do not miss out on this fantastic opportunity - contact us today to arrange a viewing.

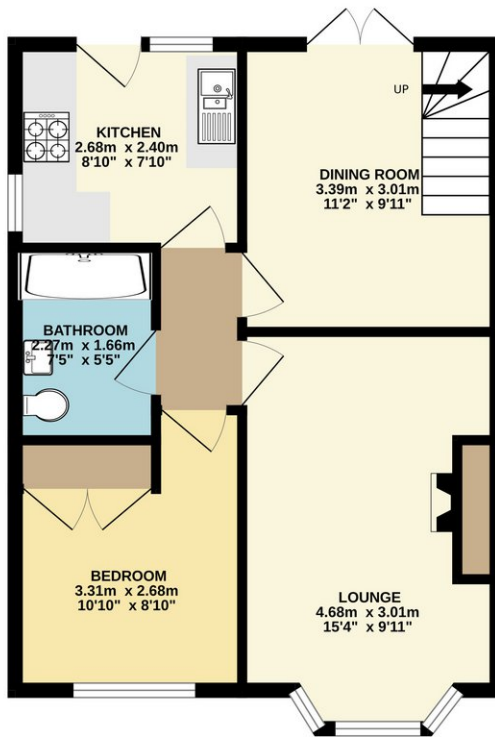
Council Tax Band B for the period 01/04/2023 to 31/03/24 financial year is £1,658.80



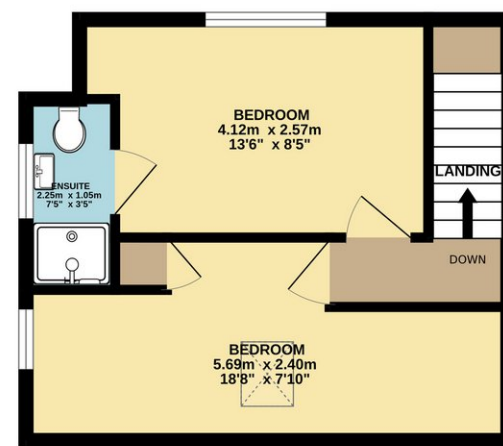
Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		78
(55-68) D	54	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

GROUND FLOOR
43.9 sq.m. (473 sq.ft.) approx.



1ST FLOOR
27.7 sq.m. (298 sq.ft.) approx.



TOTAL FLOOR AREA: 71.6 sq.m. (771 sq.ft.) 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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Ref: WTW-40307474

Tenure: Freehold

01803 390000

St. Marys Park, Paignton

Asking Price £265,000

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