



Our View “A property that must be viewed to be appreciated”

A superb three-bedroom semi detached property immaculately presented throughout with enclosed gardens and off road parking located on a private road in Paignton

The accommodation begins with the spacious reception hallway which features a herringbone flooring which continues throughout the entire ground floor, access via an oak frame door to the spacious living room with continued flooring, double glazed window to the front, bespoke built-in media wall with storage, shelving and integrated fireplace, inset spotlights, opposite this room situated at the rear of the property you have the stunning kitchen / dining / family room benefiting a high specification modern fitted kitchen with a range of matching wall and base level units with quartz work surfaces, mixer tap sink and integrated drainer, induction hob incorporated within an island unit with additional storage and space for stools, built in double oven, integrated fridge freezer and dishwasher, double glazed windows to side and sliding doors to rear garden along with skylights which provide lots of natural light to the room, from the reception hallway you have storage cupboards housing the combination boiler and cupboard housing metres, under stairs

cupboard along with downstairs WC which features low-level flush WC, pedestal wash hand basin with continued herringbone flooring. Stairs rising to the first floor where from the landing space you have access to the three bedrooms (two doubles and one single) all of which feature double glazed windows with the master bedroom being a very spacious room featuring built-in wardrobes and a delightful modern fitted ensuite shower comprising low level flush WC, pedestal wash handbasin with storage beneath and separate shower fed from mains, fully tiled walls and flooring, Dividing the bedrooms you have a modern fitted bathroom suite comprising low level flush WC, pedestal wash handbasin and bath with electric shower, parts tiled walls with obscured double glazed window to the side, hatch providing access to loft space, from the landing you have a useful storage cupboard with shelving. Externally the property features well-maintained gardens, to the front a block paved driveway providing off parking for two cars pathway at side leading to main entrance and gated access to rear, to the rear of the property you have a delightful garden leading out from the kitchen family room onto a patio and level lawn boarded by a pleasant assortment of raised flowerbeds. a further raised patio is found at the bottom of the garden with exposed stone wall creating an ideal space for outside dining and entertaining, additional benefit

to the garden is a wooden built shed which provides power and light with space and plumbing for utilities such as washing machine, tumble dryer and further fridge freezer.

- Stunning modern property
- High specification finish throughout
- Living room
- Kitchen / dining / family room
- Three bedrooms (master ensuite)
- Family bathroom
- Enclosed gardens
- Off road parking





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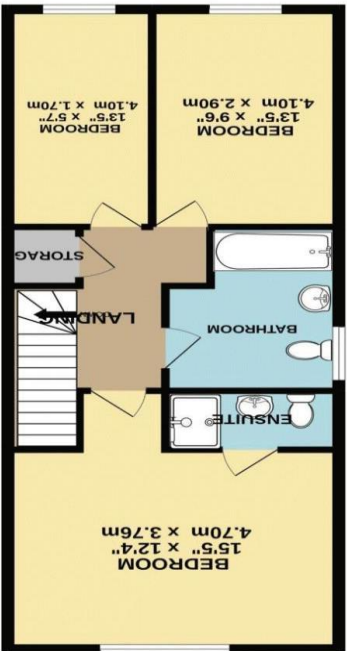


Whilst every attempt has been made to ensure the accuracy of the floorplan containing these measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operation or efficiency can be given.
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TOTAL FLOOR AREA : 1371 sq.ft. (127.4 sq.m.) approx.



GROUND FLOOR
776 sq.ft. (72.1 sq.m.) approx.



FIRST FLOOR
595 sq.ft. (55.3 sq.m.) approx.



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15b Barum Close, Paignton, TQ3 2AX
Guide Price £409,950 Freehold Ref: DSN7012

