



Ridgewater

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3 Bedroom Detached House for Sale in Haywain Close

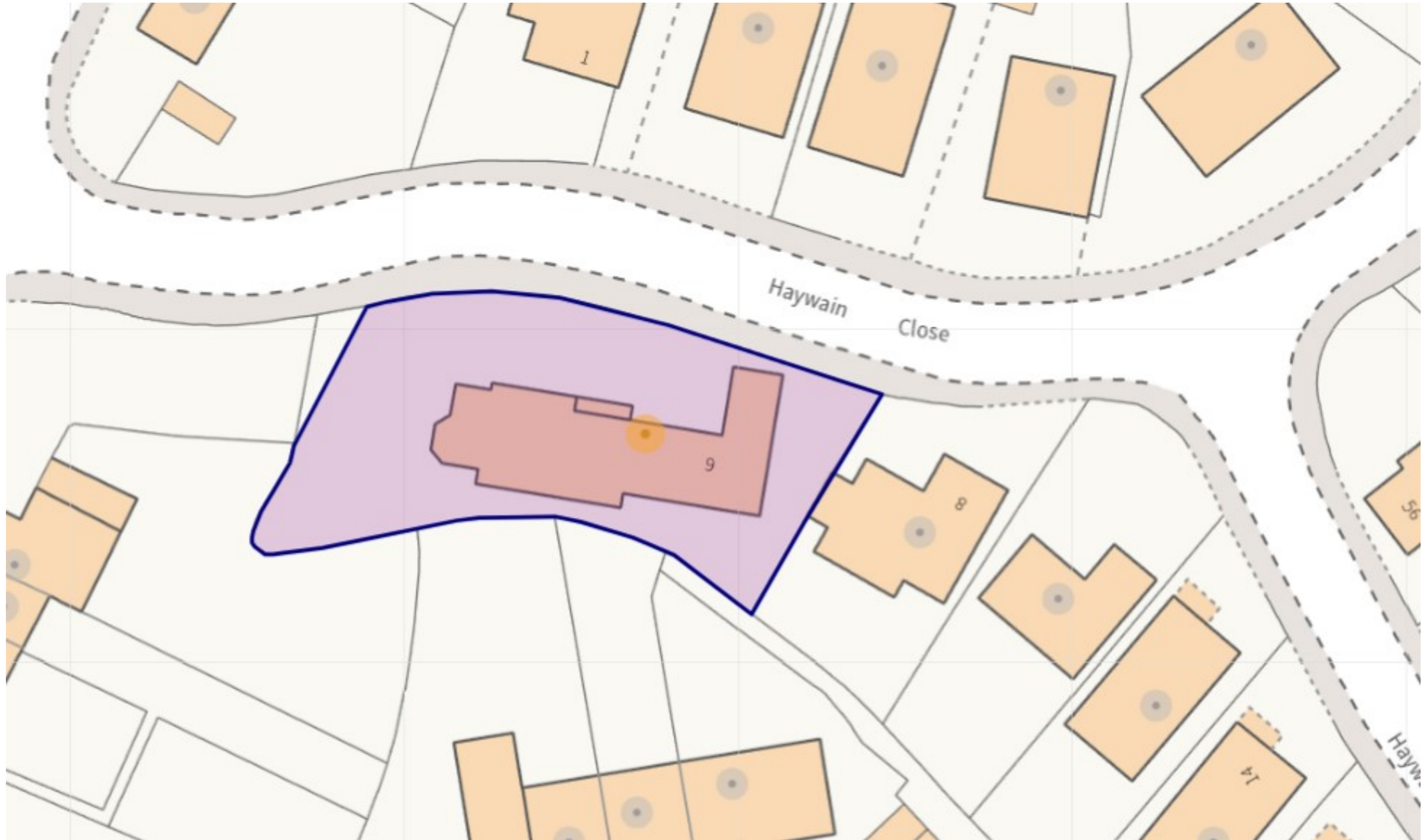
Torquay

£465,000

FLOOR PLAN



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DESCRIPTION

This deceptively large detached residence extending to over 1400 sqft is situated in the popular area of Shipway and is set in an elevated position. Approaching from the driveway, a flight of steps leads up to the main entrance and into the entrance hall with doors leading to the generous Lounge and Kitchen/Diner with a spacious Conservatory leading to the Gardens, also off the hall, a few steps lead to 3 Double Bedrooms, 1 with Ensuite. To the front is a Single Garage with a Driveway.

Hallway 12'4" x 6'4" (3.78m x 1.93m) With wooden flooring and double glazed windows over looking the front, there is also a large storage cupboard and a radiator.

Lounge 19'5" x 11'7" (5.93m x 3.55m) With wooden flooring and double glazed windows over looking the front, feature fire, doors to conservatory, leading into the:

Kitchen/Diner 22'9" x 9'7" (6.94m x 2.93m) With wooden flooring and double glazed windows over looking the side and sliding door to the conservatory, counter top to the kitchen, with a range of wall and base units in wood effect with black worktop, eye height double oven, gas hob, space for fridge/freezer. Door to rear.

Conservatory 17'2" x 8'4" min plus bay (5.24m x 2.56m) with power, lighting and underfloor heating to the left hand side (right side kept unheated for a hot tub!

Door to Garden

A few steps lead up from the hallway

Bedroom 12'11" x 9'7" (3.95m x 2.94m) Laminate flooring, double glazed window to the front, radiator, door to:

Ensuite 6'10" x 4'9" (2.1m x 1.46m) Large walk in fully tile shower with glass screen, white toilet and a sink in a vanity unit.

Bedroom 11'7" x 9'9" (3.53m x 2.99m) Laminate flooring, double glazed window to the front, radiator

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Bathroom 9'5" x 5'7" (2.19m x 1.71m) with sunken double ended bath, walk in shower with rain shower, wall hung sink and toilet

Garage 16'1" x 9'10" (4.92m x 3.01m) with up and over door, power and light

Freehold

EPC TBC

Council Tax Band D

Consumer Protection from Unfair Trading Regulations 2008 The agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. Please inform us of any particular requirements that are important to you prior to viewing.

PHOTOS



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