



16 Grange Avenue, Paignton

Paignton

£375,000

OLITE





## Grange Avenue

Paignton

Detached bungalow in sought-after location. Modern kitchen, lounge, conservatory, three bedrooms, bathroom, separate WC. Garage and ample off road parking. Landscaped rear garden with artificial grass, natural lawn and greenhouse. Fitted solar panels.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: C

- Well presented detached bungalow
- Modern fitted kitchen with integrated appliances
- Good sized lounge overlooking front garden area
- Conservatory opening into rear garden
- Three bedrooms
- Modern fitted bathroom with white suite and separate wc
- Garage and off road driveway parking
- Low maintenance gardens to front and rear
- Fitted solar panels





# Grange Avenue

## Paignton

A quiet cul de sac location within the favoured Goodrington area. Convenient for access to local shopping, convenience store, bus service and post office. There are pleasant walks in the nearby Clennon conservation area and also easy access to the south west coast path and beach at South Sands and Saltern cove. Paignton town centre offers a range of shopping plus cafes, bars and restaurants. There is a lovely sandy beach, pleasure green, pier and picturesque harbour.

## Absolute Sales & Lettings

Absolute Sales & Lettings, 27 Hyde Road - TQ4 5BP

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## Ground Floor



Total area: approx. 102.2 sq. metres (1100.5 sq. feet)

Approx  
Plan produced using PlanUp.

