



25 St. Andrews Road

Paignton

Guide Price **£499,000**

ARONITE



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Nestled within a desirable residential area, close to Paignton harbour side, this substantial period, bay fronted semi-detached house boasts spacious accommodation, along with a wonderful garden and some original features including picture rails and coved ceilings. Offering generous proportions, this impressive six-bedroom property is arranged over three floors, providing ample living space for a growing family.

Upon entering, a welcoming hallway leads to the spacious lounge with a bay window overlooking the front of the property. The hallway has an under stair recess, which would be ideal for a desk/office area. The fitted kitchen with integrated appliances is complemented by a separate utility room, offering practicality and convenience for modern living. The kitchen opens through to the dining room with French doors leading to the rear garden. Additionally, a convenient downstairs cloakroom/WC enhances the functionality of the ground floor. On the first floor there are 4 bedrooms, the main bedroom having a walk-in wardrobe and bay window. There is also a family bathroom with a four piece suite. The second floor has 2 further double bedrooms and a room which the current owners are using as storage but this could also be used as a bedroom, if so required. Further bathroom with a four piece suite. The bedrooms at the rear of the property enjoy the lovely sea views.



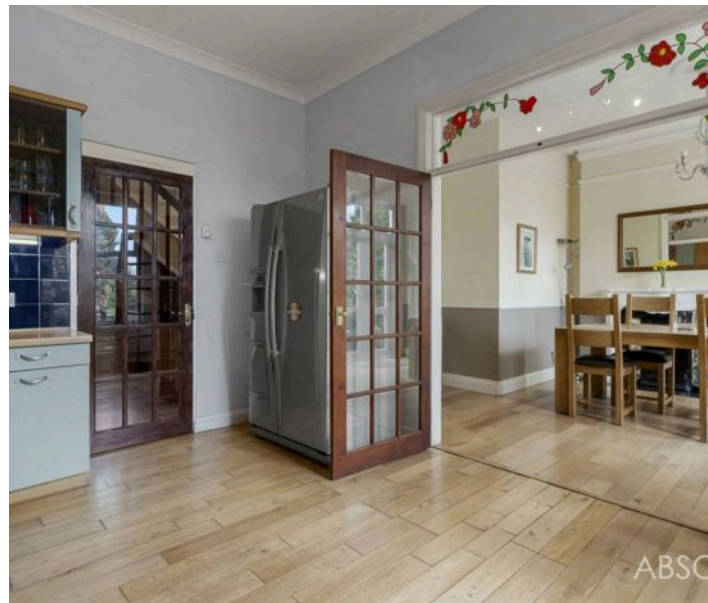
GARDEN

The front garden is laid to lawn and is enclosed by mature hedgerow. The large rear garden is mainly laid to lawn, with a wooden decked area, fish pond and garden shed. Outside power and water tap.

DRIVEWAY

5 Parking Spaces

There is a gravelled driveway providing parking for 5/6 cars.



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The property is located in a highly desirable area close to Paignton harbour and its choice of cafes and restaurants. There is a choice of fabulous beaches to visit and if you enjoy walking there is the stunning coastal walk linking the nearby towns of Brixham and Torquay. Paignton town centre is also only a short walk away with its large choice of shops and cafes. Paignton has a train station which connects to the mainline station in Newton Abbot. There are regular bus services located close by. Council Tax band: E

Tenure: Freehold

- Substantial period bay fronted semi-detached house
- Accommodation over 3 floors
- 6 Bedrooms - 5 being doubles plus a loft room
- 2 Reception rooms
- Fitted kitchen & separate utility room
- Downstairs cloakroom/WC
- 2 Bathrooms
- Sea views from some of the bedrooms
- Large level and enclosed laid to lawn rear garden
- Driveway parking for 5/6 cars and no onward chain

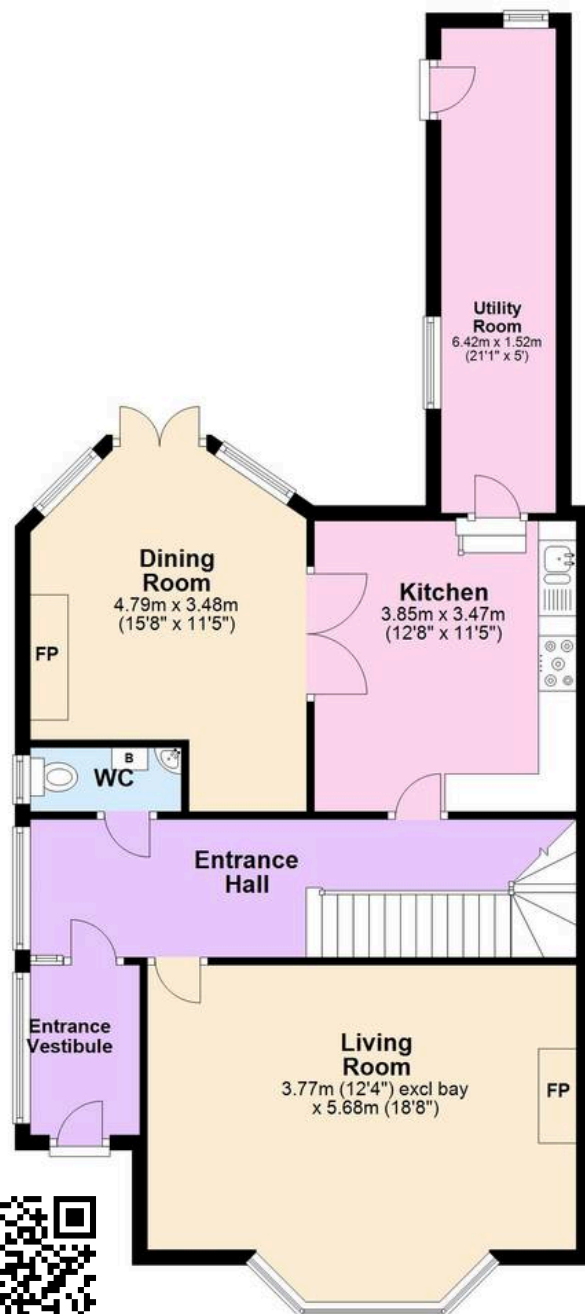






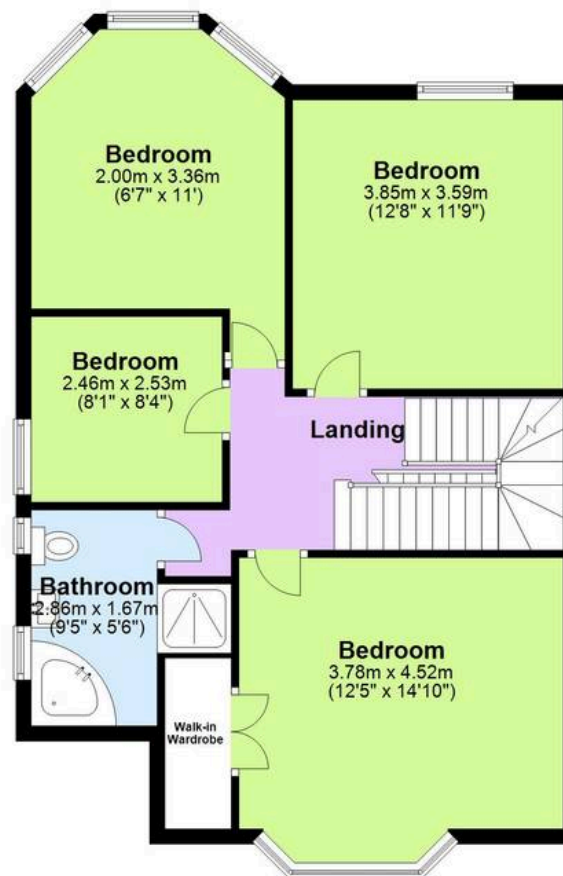
Ground Floor

Approx. 80.2 sq. metres (862.9 sq. feet)



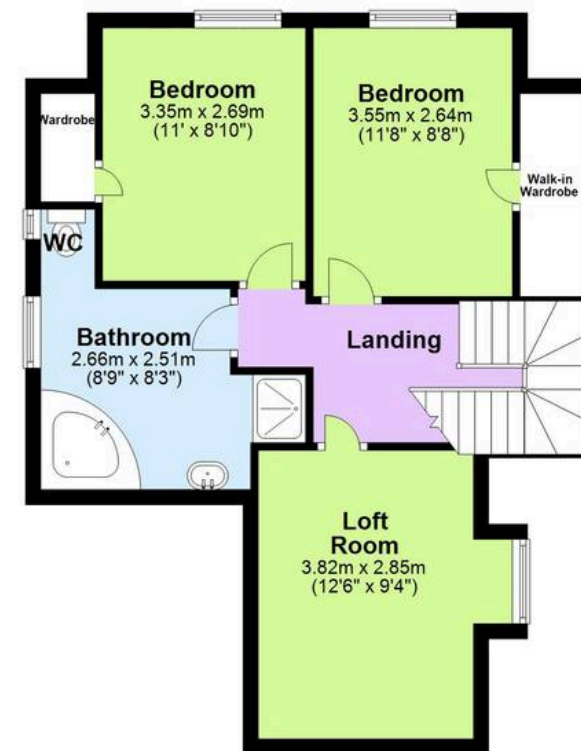
First Floor

Approx. 68.3 sq. metres (735.1 sq. feet)



Second Floor

Approx. 51.6 sq. metres (555.9 sq. feet)



Total area: approx. 200.1 sq. metres (2153.9 sq. feet)

Approx.
Plan produced using PlanUp.





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