



Newton Road, Shiphay, TQ2 7AB

Asking Price Of £359,950

Occupying a level position within proximity to Torbay Hospital, local shops and on a bus route is this immaculate extended semi detached bay fronted house. The property offers flexible accommodation comprising of 4 bedrooms, lounge/diner, kitchen/breakfast room, bathroom, cloakroom and study. Off road parking and attractive rear garden. Early viewing advised to avoid disappointment.

- 4 BEDROOMS
- OFF ROAD PARKING
- REAR GARDEN
- FLEXIBLE ACCOMMODATION
- PROXIMITY TO TORBAY HOSPITAL

Storm Porch

Double glazed door with double glazed side panels to:

Entrance Hall

Stairs rising to 1st floor, radiator. Doors to:

Bedroom - 4.42m into bay x 3.47m max(14'6" into bay x 11'4" max)

Double glazed bay window to front. Fireplace with cupboards and shelving either side of chimney breast, radiator.

Inner Hallway

Doorway to Lounge/Diner and door to:

Cloakroom

Fitted with a modern matching 2 piece white suite comprising of: Low level WC and pedestal wash hand basin with mixer tap. Potential for shower cubicle. Double glazed window to side, cupboard housing the central heating boiler. Tiled walls and flooring.

Lounge Diner - 6.62m x 2.81m min (21'8" x 9'2" min)

Double glazed patio doors to rear, feature multi fuel burner set into chimney breast with cupboards and shelving either side. Radiator. Doorway to kitchen/breakfast room and door to:

Study - 2.42m max x 2.03m + recess(7'11" max x 6'7" + recess)

Double glazed window to front, shelving set into recess, radiator.



Kitchen/Breakfast Room - 6.62m x 3.08m (21'8" x 10'1")

Fitted with a modern matching range of wall and base mounted units and drawers with roll edge work surface over and under unit lighting. 1.5 bowl stainless steel sink unit with expandable mixer tap. Fitted range style electric cooker with double width cooker hood above. Spaces for American style fridge/freezer and washing machine, fitted dishwasher. Double glazed window to side and double glazed patio doors to rear. Tiled flooring, inset ceiling spotlights, radiator.

1st Floor Landing

Double glazed window to side, access hatch to loft space which is part boarded with light. Over stairs storage cupboard with slatted shelving. Doors to:

Bedroom - 4.44m into bay x 3.19m max(14'6" into bay x 10'5" max)

Double glazed bay window to front, radiator.

Bedroom - 3.87m x 3.36m max(12'8" x 11'0" max)

Double glazed window to rear, radiator.

Bedroom - 2.66m x 1.98m (8'8" x 6'5")

Double glazed window to front, radiator.

Bathroom

Fitted with a modern matching 3 piece white suite comprising of: Panelled shower bath with mixer tap and mains dual shower, low level WC with concealed cistern and wash hand basin with mixer tap set into vanity unit with cupboard below. Double glazed window to rear, tiled walls, underfloor heating.

Outside

To the front of the property is a driveway allowing off road parking for multiple vehicles. To the side of the property is a wooden shed. The rear garden is mainly laid to lawn with a raised patio and wooden shed. A paved terrace is directly outside the lounge/diner with a wisteria covered pergola and feature BBQ/pizza oven.

Address

Newton Road, Shiphay, TQ2 7AB

Tenure

Freehold

Council Tax Band

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Viewing Arrangements

By appointment only

Contact Details

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Agents Note: These details are meant as a guide only. Any mention of planning permission, loft rooms, extensions etc, does not imply they have all the necessary consents, building control etc. Photographs, measurements, floorplans are also for guidance only and are not necessarily to scale or indicative of size or items included in the sale. Commentary regarding length of lease, maintenance charges etc is based on information supplied to us and may have changed. We recommend you make your own enquiries via your legal representative over any matters that concern you prior to agreeing to purchase.