



## Kittiwake Drive, Torquay, TQ2 7TR

Guide Price £230,000 - £240,000

Here is an opportunity to purchase a superb two bedroom end terrace house tucked away from the road and occupying a larger corner plot. The property is well presented throughout having a good size lounge leading to a kitchen/diner which has patio doors leading out to the private rear garden. Upstairs are two bedrooms one being a large double and the second being a generous single room. There is also a contemporary bathroom with a white suite all with double glazing and central heating. The gardens are of a good size being corner plot and will be of interest to the keen gardener and are enclosed by fencing enjoying a sunny aspect. This super home will make an ideal first time purchase, buy to let or Airbnb. We recommend an early viewing.

- END TERRACED HOUSE
- 2 BEDS
- CORNER PLOT
- WELL PRESENTED
- GARDEN
- PARKING

### Hallway

Double glazed front door. Radiator.

### Downstairs WC/Cloakroom

Fitted with a white suite comprising a couple WC and wash hand basin with part tiled walls. Trip switch fuse box.

### Lounge - 4.4m x 2.3m (14'5" x 7'6")

A good sized lounge with double glazed window overlooking the front aspect. Two radiators. TV point. Useful stairs store cupboard. Door to:

### Kitchen/Diner - 4m x 2.7m (13'1" x 8'10")

A bright room which overlooks the rear garden and has a range of modern light grey wall and base units finished with marble/quartz effect countertops. There is a range of integrated appliances including a Hotpoint glass hob with concealed cooker hood over, Bosch microwave, Beko oven/grill as well as a Hisense slimline dishwasher and Beko washing machine. One a half bowl composite sink unit with chrome mixer tap over. Glowworm gas boiler for hot water and heating. Mini Metro tiling to the walls. There is a double glazed window and patio doors leading out to the rear garden. Radiator. Stairs leading to:

### First Floor Landing

Large built-in linen cupboard. Access to loft space.

### Bedroom One - 4m x 3.2m (13'1" x 10'5")

A good sized master bedroom having two double glazed windows overlooking the front and two central heat heating radiators. There is a distant open outlook from the windows.

### Bedroom Two - 3.2m x 2.1m (10'5" x 6'10")

A smaller double or generous single bedroom with double glazed window to the rear, radiator and built-in wardrobe.

### Bathroom

Well appointed modern white suite comprising vanity unit with inset wash basin and chrome mixer tap. Shower bath with mains chrome shower fitment and splash screen over plus close coupled WC with dual flush. Fully tiled walls. Illuminated mirror over wash basin. Double glazed window. Chrome ladder radiator.

### Outside

The property is nestled at the end of a small run of properties and affords a good degree of privacy. There is a lawn frontage with hedging and trees.

### Parking

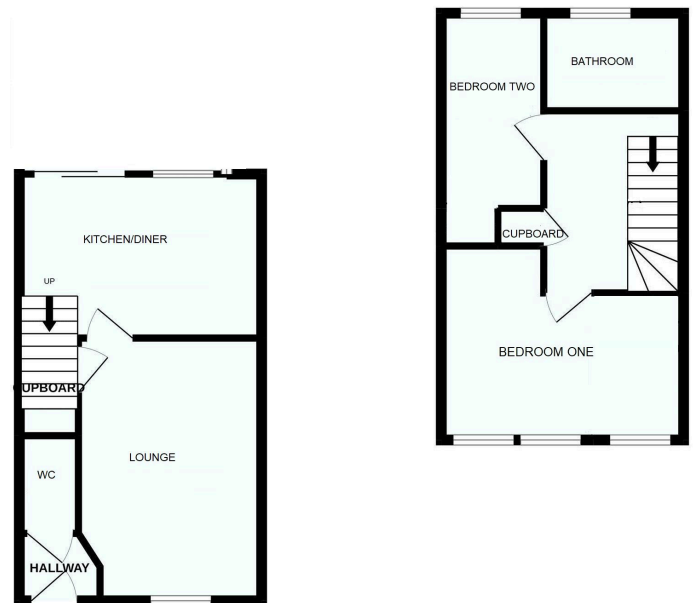
There are two allocated parking spaces.

### Rear Garden

The rear garden is larger than average being a corner plot and has a patio area leading to the lawn which has been landscaped and will be of interest to the keen gardeners or for those that have children allowing ample room for growing and planting or play equipment. Useful timber shed. To the side of the property allowing access to the front.

GROUND FLOOR

1ST FLOOR



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## Address

Kittiwake Drive, Torquay, TQ2 7TR

## Tenure

FREEHOLD

## Council Tax Band

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## Contact Details

117 Union Street  
Torquay  
TQ1 3DW

enquiries@taylorsestates.co.uk  
01803 201904

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.