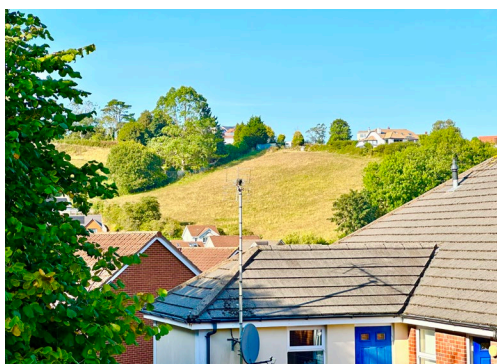




Isaac Grove, Torquay, TQ2 7GS

A fine 3 bedroom detached (linked by garage only) family house, located within a short cul-de-sac, within the popular Willows area of Torquay. Within a short car ride are the Willows Retail Park, with Sainsburys, M&S and the like, plus there are some excellent schools nearby, including Barton Hill Academy and the girls and boys grammar schools. Torquay town centre and sea front is approx. a 15 minute car journey away. The property is immaculately presented, offering a lounge, kitchen/diner (with built in appliances) and downstairs WC, with 3 good sized bedrooms; the master being an ensuite, plus a family bathroom. There is a small front garden and driveway to garage. There is an enclosed rear garden being part lawn and part patio.

Asking Price Of £370,000

- DETACHED HOUSE (linked by garage)
- THREE BEDROOMS
- ENSUITE
- CUL-DE-SAC
- GARAGE
- BEAUTIFULLY PRESENTED

HALLWAY

Composite front door. Radiator.

DOWNSTAIRS WC

Fitted with a white suite comprising low level WC and hand wash basin. Corner unit. Part tiled walls. Double glazed window. Radiator.

LOUNGE - 5.3m x 3.2m (17'4" x 10'5")

A lovely bright room, with double glazed bay window overlooking the front garden. TV point. Radiator.

KITCHEN/DINBER - 5.3m x 3.4m (17'4" x 11'1")

A spacious room which is well appointed, with a comprehensive range of matching wall and base units. There are various built in appliances, including stainless steel hob and hood, double oven/grill, dishwasher and fridge freezer. Under cabinet lighting. Composite sink unit with modern mixer tap. TV point. Radiator. Double glazed window and French doors to rear garden. Under stairs recess for storage. Luxury porcelain floor tiling. Spot lights to ceiling.

FIRST FLOOR LANDING

Double glazed window. Access to loft. Built in airing cupboard.

BEDROOM ONE with ENSUITE - 4.6m x 3.1m (15'1" x 10'2")

A large double room with double glazed bay window to the front. Range of built in wardrobes. Radiator. With an ensuite shower room comprising of a white suite with glazed shower cubicle, with electric shower, wash hand basin and low level WC. Double glazed window. Radiator.

BEDROOM TWO - 3.1m x 3m (10'2" x 9'10")

Another double room with double glazed window to the rear. Radiator.



BEDROOM THREE - 2.6m x 2.1m (8'6" x 6'10")

A generous single room with double glazed window. Radiator.

BATHROOM

Fitted with a white suite having a bath, shower attachment, Low level WC and hand wash basin. Part tiled walls. Double glazed window.

OUTSIDE

The front garden is lawn with hedge border.

PARKING

A brick paved driveway leads to;

GARAGE - 6m x 3.3m (19'8" x 10'9")

A slightly larger garage with remote controlled door, power and lighting. Worcester gas boiler. Roof storage. Door to rear garden.

GARDEN

The rear garden is pleasantly laid out with a lawn edged with shrub borders, plus a patio accessed directly from the kitchen/diner. Outside light and power point. Water tap.

Address Isaac Grove, Torquay, TQ2 7GS

Tenure 'Freehold'

Council Tax Band 'D'

EPC Rating 'C'

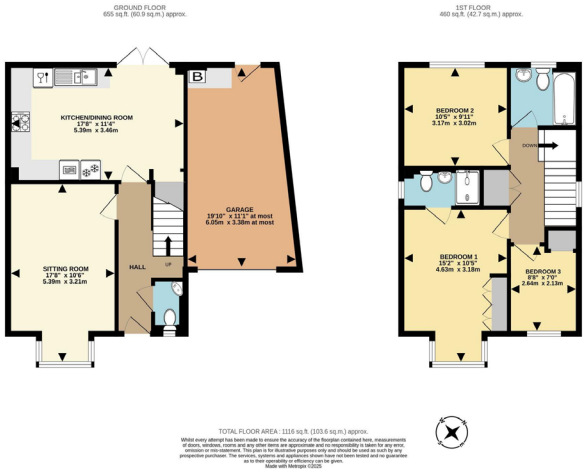
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Material Information



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.