



**Connells**

Highcliffe Mews  
Paignton



## Property Description

Don't miss this incredible chance to own a stunning three-bedroom townhouse nestled in the coveted Highcliffe Mews, boasting unparalleled views of Goodrington Sands and beyond. As you step inside, you're welcomed into a spacious lounge/dining area that seamlessly transitions to a sun terrace, offering panoramic vistas of the sea. The well-appointed kitchen comes equipped with modern built-in appliances, perfect for culinary enthusiasts. Upstairs, the first floor presents an additional living room with double aspects, showcasing breathtaking views, along with a family bathroom and a generously sized bedroom. Ascend to the second floor to discover two more double bedrooms, including a master suite complete with its own en-suite bathroom. Outside, the property boasts convenient parking, a parking space to the side of property and a garage, while the rear features a level sun decked area, ideal for outdoor relaxation. With no onward chain, seize this opportunity to embrace coastal living at its finest.

## Accommodation

Entrance door leading into

## Hallway

Stairs to first floor landing, dado rails, radiator, understairs storage and doors leading to principle rooms.

## Kitchen

10' 6" max x 7' max ( 3.20m max x 2.13m max )

uPVC double glazed window to the front aspect, newly fitted kitchen comprising matching high gloss wall, base and drawer units, built in oven and microwave, pull out larder cupboard, overhead cupboard space for american fridge/freezer, single drainer sink unit with mixer tap over, high gloss paneling, power points, radiator and laminate flooring.

## Downstairs Cloakroom

uPVC obscure double glazed window to the side aspect, low level wc, white high gloss vanity unit with mixer tap over, part tiled walls and extractor.

## Lounge/Dining Room

21' 2" max x 12' 1" max ( 6.45m max x 3.68m max )

uPVC dual aspect double glazed windows, patio doors leading out onto sun terrace with views over the Bay, high gloss units, tv point, power points and laminate flooring.

## First Floor Landing

Stairs leading to second floor and radiator.

## Second Reception Room

21' 2" max x 12' 1" max ( 6.45m max x 3.68m max )

uPVC double aspect glazed patio doors lead out onto a balcony with sea views, side aspect uPVC double glazed windows. Tv point and power points. Radiator.

## Bathroom

Side aspect uPVC double glazed obscure window. Suite comprising of Panel enclosed bath with wall mounted electric shower above. White high gloss vanity unit with mixer tap over, low level wc, modern towel rail. Part tiles walls and extractor.

## Bedroom One

10' 5" max x 12' 2" max ( 3.17m max x 3.71m max )

Two uPVC double glazed windows front aspect. Ceiling, tv point, power points and radiator.

## Landing

Doors off to principle rooms. Dado rail, radiator and loft access.

## Bedroom Two

18' 5" max x 11' 8" max ( 5.61m max x 3.56m max )

uPVC double glazed aspect windows to rear and side. Built in wardrobes, radiator, power points and tv point. Door leading to master en-suite

## En-Suite

Suite comprising of Double walk in shower cubicle with wall mounted electric shower. White gloss vanity unit with mixer tap over, low level wc, towel rail, part tiled walls, extractor and led mirror.

## Bedroom Three

13' 6" max x 12' 3" max ( 4.11m max x 3.73m max )

Two front aspect uPVC double glazed windows, Radiator, power points and built in wardrobe.

## Outside

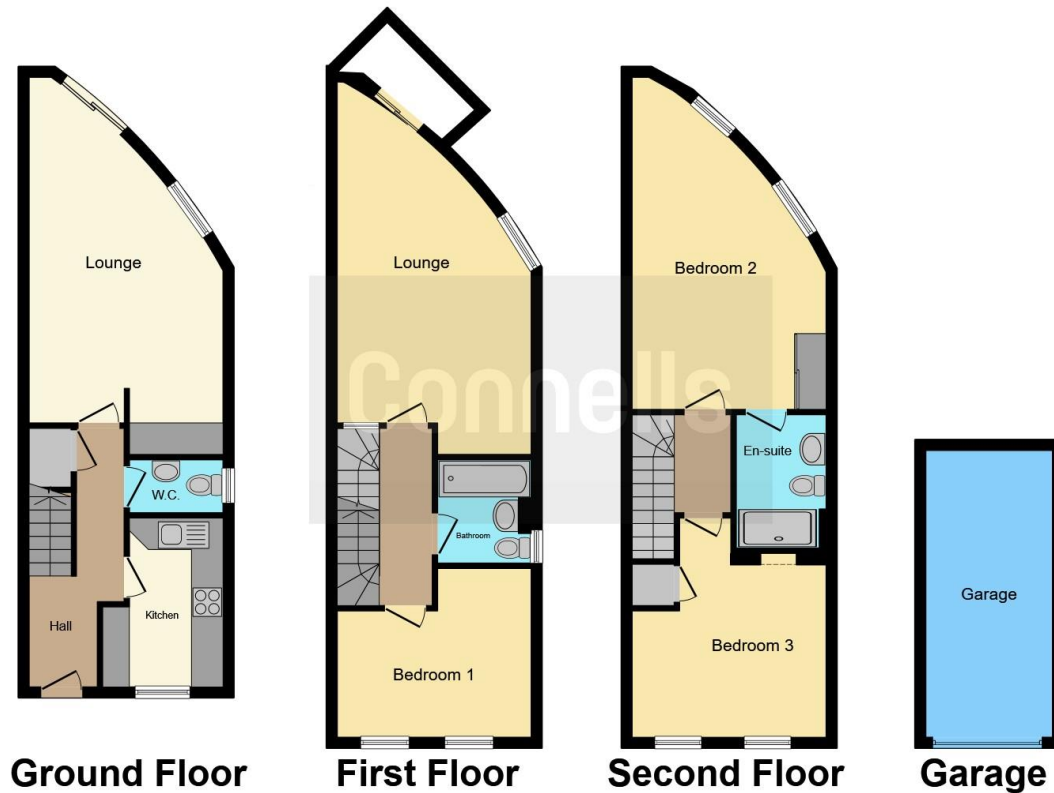
Front has Parking that leads up to garage.

The rear has sun terrace and patio area with amazing views overlooking Goodrington sands.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

To view this property please contact Connells on

**T 01803 400 888**  
**E [paignton@connells.co.uk](mailto:paignton@connells.co.uk)**

51 Hyde Road  
 PAIGNTON TQ4 5BP

**EPC Rating: C**

Tenure: Freehold

**view this property online [connells.co.uk/Property/PGN311766](http://connells.co.uk/Property/PGN311766)**



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

**See all our properties at [www.connells.co.uk](http://www.connells.co.uk) | [www.rightmove.co.uk](http://www.rightmove.co.uk) | [www.zoopla.co.uk](http://www.zoopla.co.uk)**

Property Ref: PGN311766 - 0007