



Connells

North Hill Close
BRIXHAM



Property Description

Guide price ** £270,000 -- £290,000 ***This beautifully presented two-bedroom home is nestled in the popular residential area of Brixham's fishing town, affectionately known as the Spanish Village. Upon entry, you are greeted by a bright lounge and dining room that overlook a meticulously landscaped rear garden, creating a seamless indoor-outdoor living experience. The fitted kitchen, equipped with integral appliances, is both stylish and functional, perfect for culinary enthusiasts. A newly fitted downstairs cloakroom adds convenience. Upstairs, you will find two spacious double bedrooms and a study, providing ample space for work or relaxation. The stunning new bathroom exudes elegance with modern fixtures and finishes. Outside, the property features secure parking with CCTV for peace of mind. The rear garden is a true oasis, featuring lawned and stoned areas complemented by mature trees and shrubs, offering a serene retreat. This home combines modern living with charming details in a picturesque setting, making it ideal for those seeking a tranquil yet convenient lifestyle

Accommodation

uPVC entrance door leading into

Entrance Hallway

Stairs leading to first floor landing, understairs storage area, radiator, laminate flooring and doors leading to principal rooms.

Downstairs Wc

Corner vanity unit with mixer tap over, low level wc, paneling and cupboard housing electrics.

Kitchen

12' 4" max x 7' 7" max (3.76m max x 2.31m max)

uPVC double glazed window to the front aspect, matching wall, base and drawer units, rolled edge worksurfaces, five ring gas hob with BOSCH extractor above and built in oven below, integral washing machine and tumble dryer, integral dishwasher, integral fridge freezer, built in BOSCH microwave combi, wine fridge, part tiled walls and tiled flooring.

Lounge

18' 6" max x 12' 8" max (5.64m max x 3.86m max)

Two uPVC double glazed windows and uPVC double glazed door to the rear aspect, coving, wall lighting, tv point and power points.

First Floor Landing

Loft access, radiator and doors leading to principal rooms.

Bedroom One

12' 9" max x 9' 7" max (3.89m max x 2.92m max)

uPVC double glazed window to the rear aspect, paneling, wall lighting, tv point, power points, radiator and laminate flooring.

Bedroom Two

9' 7" max x 8' 5" max (2.92m max x 2.57m max)

uPVC double glazed window to the rear aspect, power points, radiator and laminate flooring.

Study

6' 9" max x 3' 2" max (2.06m max x 0.97m max)

Velux skylight window, ceiling spotlights, power points and Internet connection.

Bathroom

uPVC obscure double glazed windows to the front aspect, panel enclosed bath with mixer tap over and shower attachment, vanity unit with mixer tap over, low level wc, fully tiled walls , led mirror, shower cubicle with wall mounted power shower, extractor, modern towel rail and tiled flooring,

Outside

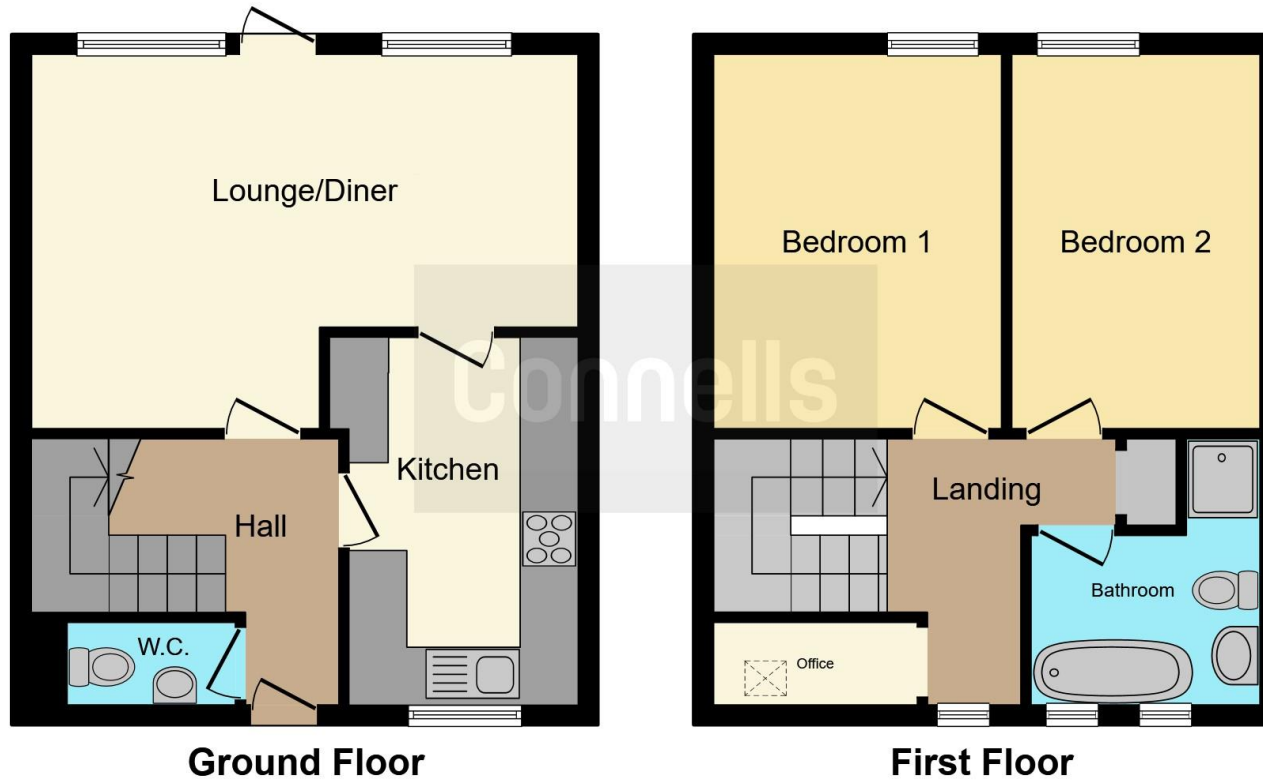
To the front of the property there is an allocated parking space with cctv,

The rear garden has a patio and lawned area, gated access, steps leading up to a stoned area and further steps leading up to a shed and mature shrub and tree borders.









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

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Tenure: Freehold



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