



**Connells**

Mount Pleasant Road  
Torquay



### Property Description

Situated in a quiet cul-de-sac location within easy reach of the town centre is this two bedroom mid terrace home. With benefits including a good size rear courtyard garden, close proximity to local primary schools, shops and all other amenities.

**LOCATION AND AREA:** Torquay originated as a Victorian spa, later becoming a much loved tourist destination with its long sandy beach at Tor Abbey and more secluded beaches at Meadfoot, Babbacombe and Oddicombe; Torbay is often referred to as the English Riviera. Torquay Harbour and Marina are situated at the bottom end of the town, just a short walk from Tor Abbey Sands and offers a range of shops, cafes and restaurants; many of whom serve fresh local seafood and locally sourced produce.

### GETTING AROUND THE SOUTH WEST

**By Train:** The main railway station at Torquay is located near the seafront and has direct services to London Paddington, Birmingham and Bristol.

**By Air:** Exeter Airport is just 26 miles away offering both International and UK flights throughout the year.

**Regional Cities and Places of Interest:** The county town of Exeter is approximately 25 miles away and the historic naval city of Plymouth 32 miles. Dartmoor National Park is approximately 15 miles away.



## Lounge

10' 1" x 12' 2" ( 3.07m x 3.71m )

Double glazed window to front. Radiator, TV and Telephone points.

## Kitchen

14' 2" x 12' 2" ( 4.32m x 3.71m )

Double glaze window to rear. Range of fitted units with work surfaces over. Single sink and drainer, Space for fridge/freezer. Radiator. Door to garden.

## Bedroom 1

12' 2" x 6' ( 3.71m x 1.83m )

Window and radiator.

## Bedroom 2

12' 2" x 14' 2" ( 3.71m x 4.32m )

Double glazed window to front. Radiator

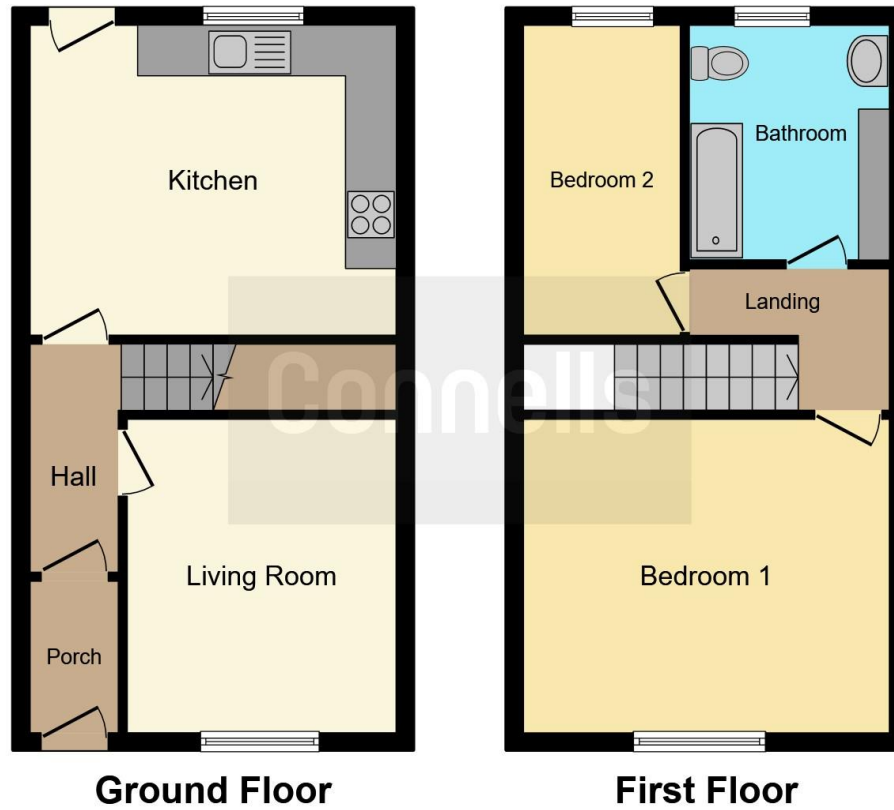
## Bathroom

Double glazed window to rear. Bathroom suite comprising: Bath with mixer taps, Wash Hand Basin and WC. Part tiled with radiator and towel rail.

## Outside

Rear garden with patio, summer house and grass area.





**Ground Floor**

**First Floor**

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

**T 01803 213 641**  
**E [torquay@connells.co.uk](mailto:torquay@connells.co.uk)**

115 Union Street  
 TORQUAY TQ1 3DW

**EPC Rating: D**

**view this property online [connells.co.uk/Property/TQY310315](http://connells.co.uk/Property/TQY310315)**



Tenure: Freehold



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