



Connells

Bramble Close
Torquay



Property Description

Located within a cul-de-sac in the popular area of higher chelston and access to local shops, schools and bus routes is this semi-detached house. On the ground floor are a lounge, kitchen/diner and converted garage (currently used as a 4th bedroom). On the 1st floor are 3 bedrooms and bathroom. Double glazed, central heating, off road parking, Front and rear gardens enjoying a wonderful open outlook across Torquay.

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 City of Exeter is approximately 25 miles away and the historic naval City of Plymouth 32 miles. Dartmoor National Park is approximately 15 miles away.



Porch

Light, double glazed door to;

Entrance Hall

Double glazed bay window to front, radiator

Kitchen/Diner

13' 3" into bay x 12' 2" (4.04m into bay x 3.71m)

Fitted with a matching range of wall and base units and drawers with roll edge work surface over, 1.5 bowl sink unit with mixer tap, fitted electric cooker, cupboards to one side of chimney breast and shelving to the other side, double glazed windows to rear enjoying an open outlook and double-glazed door to side, radiator.

Landing

Access hatch to loft space, over stairs store cupboard, double glazed window to side, doors to;

Bedroom 1

11' 3" x 12' 3" max (3.43m x 3.73m max)

Double glazed window to front, radiator

Bedroom 2

13' 10" x 11' 4" (4.22m x 3.45m)

Double glazed window to rear enjoying an open outlook, radiator

Bedroom 3

7' 10" x 6' 11" (2.39m x 2.11m)

Double glazed window to front, radiator

Bathroom

Fitted with a matching 3 piece suite comprising of a panelled bath with mixer tap and shower attachment, low level WC, pedestal wash hand basin, double glazed window to rear, radiator

Garage Conversion

15' 6" max x 7' 8" (4.72m max x 2.34m)

Cupboard housing boiler, double glazed window to front, double glazed door to rear, (Currently used as a bedroom)

Front Garden

Mainly laid to lawn with stone chipping's and flower bed borders

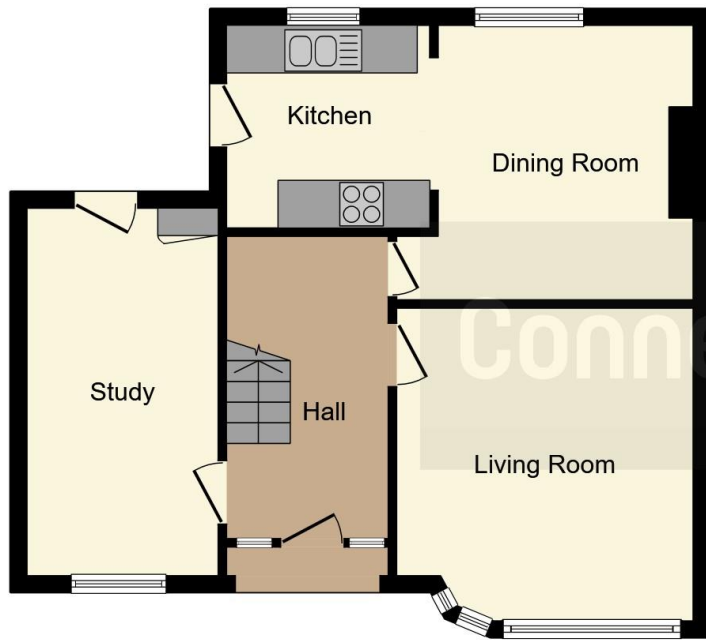
Rear Garden

Two decked area's, remainder laid to lawn with store room and further shed

Parking

A driveway allows for off road parking





Ground Floor



First Floor

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

To view this property please contact Connells on

T 01803 213 641
E torquay@connells.co.uk

115 Union Street
 TORQUAY TQ1 3DW

EPC Rating: D

view this property online connells.co.uk/Property/TQY313500



Tenure: Freehold



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