



Luscombe Maye
Since 1873

Manor Park, Kingsbridge, TQ7 1BB

Guide Price £675,000

5 3 0



DESCRIPTION

A spacious family home situated in an elevated position within Kingsbridge, only a short walk from the busy town centre and nearby secondary and primary schools.

The accommodation comprises an entrance porch with ample space for shoes and coats, a master bedroom located at the front of the property with far-reaching views, storage, and a spacious shower room finished to a modern standard. On this floor are three further double bedrooms, all naturally light and bright, along with a family bathroom featuring a separate bath and shower.

Stairs lead down to the lower ground floor, which offers a modern and contemporary kitchen/dining room with far-reaching views over the town and surrounding countryside. The kitchen is modern, boasting a large island with a breakfast bar, integrated appliances and triple glazed bifold doors opening onto a Juliet balcony. To the rear is a utility room and side access. From the kitchen is a large living room with fitted shelving and beautiful views.

A few stairs lead to a stunning guest suite with a modern ensuite shower room and storage.

To the front, 7 Manor Park has driveway parking with outside storage beneath and steps leading to the side of the property, where a sunny terrace can be found. To the rear is a large tiered garden, including a spacious decking area ideal for entertaining, a range of raised beds leading to a further terrace, and a level lawn. The garden is incredibly private and enjoys the morning sun. There is also a self-contained garden home office, providing an excellent workspace separate from the main house, along with a shed and access around the property. Nearly all the windows throughout the home are triple glazed, enhancing energy efficiency and sound insulation. Below the main house is a further room with power and light, currently used as a home gym and music room—this space is incredibly versatile.

FURTHER INFORMATION

Verified Material Information



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Approximate Gross Internal Floor Area = 190.5 sq m / 2052 sq ft
Outbuilding Area = 18.1 sq m / 195 sq ft
Total Area = 208.7 sq m / 2247 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale.

- Five double bedrooms
- Far-reaching views
- Driveway parking
- Private rear garden
- Walking distance to town centre
- Open plan kitchen/dining room
- Outside storage
- Elevated position
- Ideal family home
- Nearby countryside walks

