



Mallock Road, Torquay

Guide Price £280,000 - £300,000

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**Gargan & Hart**

Estate Agents

## Mallock Road, Torquay

Entrance is via steps and path through the front garden to the front door which leads you into the welcoming hallway with stairway to first floor and doors to principal rooms. The Lounge is a lovely, spacious, light and airy room with walk-in bay window and views over Sherwell Park. The dining room is another spacious room with a feature fireplace and surround, built-in cupboard and display shelving to recess. An opening or the kitchen with a breakfast bar makes this a great family gathering area. The kitchen comes with UPVC double glazed door and matching window to side which leads out to rear of property onto a welcoming patio. Complete with a modern range of fittings, comprising wall, base and drawer cupboards, inset 1 ½ bowl sink unit with mixer tap, space for cooker, and built in fridge and freezer. Lastly is a door to the downstairs cloak room with low level W/C, wash hand basin and plumbing for washing machine.

On the first floor you have the master bedroom, a lovely, light and airy double room with UPVC double glazed window to front enjoying attractive views over Sherwell Park. Bedroom 2 has a UPVC double glazed window to rear and two built in cupboards. Bedroom 3 is a good-sized single bedroom with UPVC double glazed window to front. The family bathroom is also on this level with a suite comprising bath with shower over, pedestal wash basin and low level W/C.

Stairs lead you to the top floor with skylight allowing the light to flow and 2 good sized bedrooms. Bedroom 4 with double glazed window to rear and bedroom 5 with double glazed skylight to the front with sea views. The rear garden has a patio leading directly from the kitchen. Steps lead up to flower beds and shrubbery as well as another wonderful decked area at the top of the garden with beautiful views to the sea and towards Berryhead.

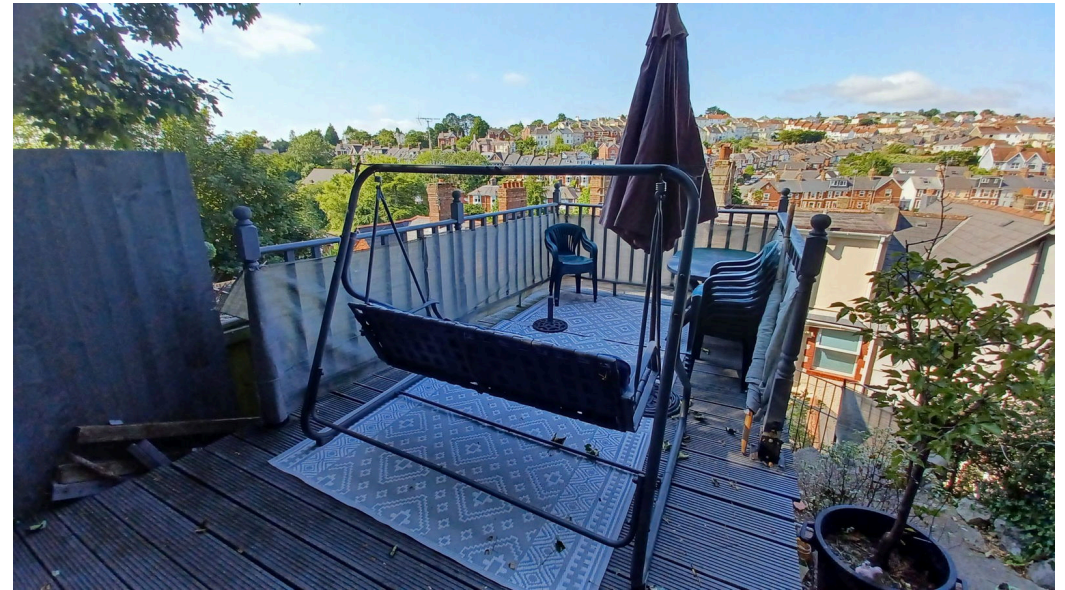




## STAR POINTS

- Mid-Terrace Home
- Sea Views
- Front South Facing
- 5 Bedrooms
- Plenty of Storage
- Close to Amenities
- Easy to Maintain Garden
- 2 Large Reception Rooms
- Character Property
- Close to Schools





## ADDITIONAL INFORMATION

Tenure – Freehold  
Council Tax Band - B  
Local Authority – Torbay Council  
EPC – D

## DIRECTIONS

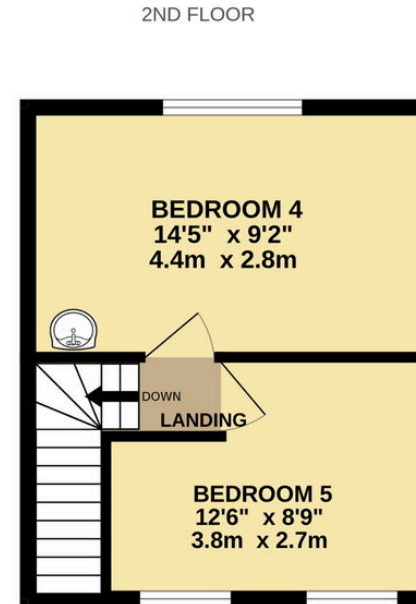
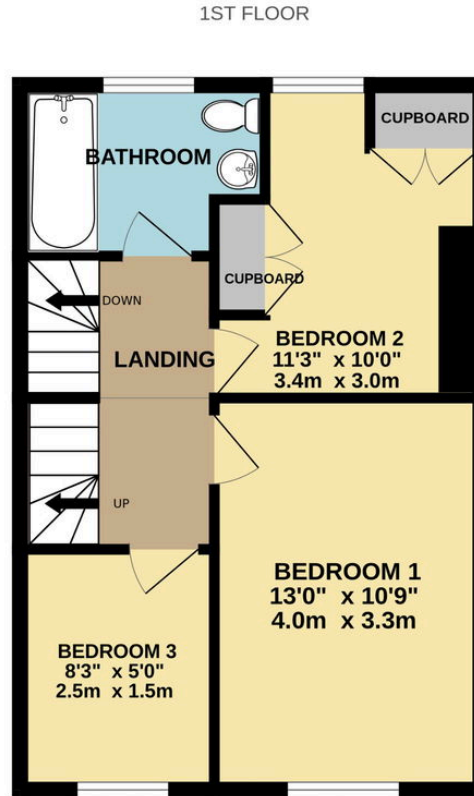
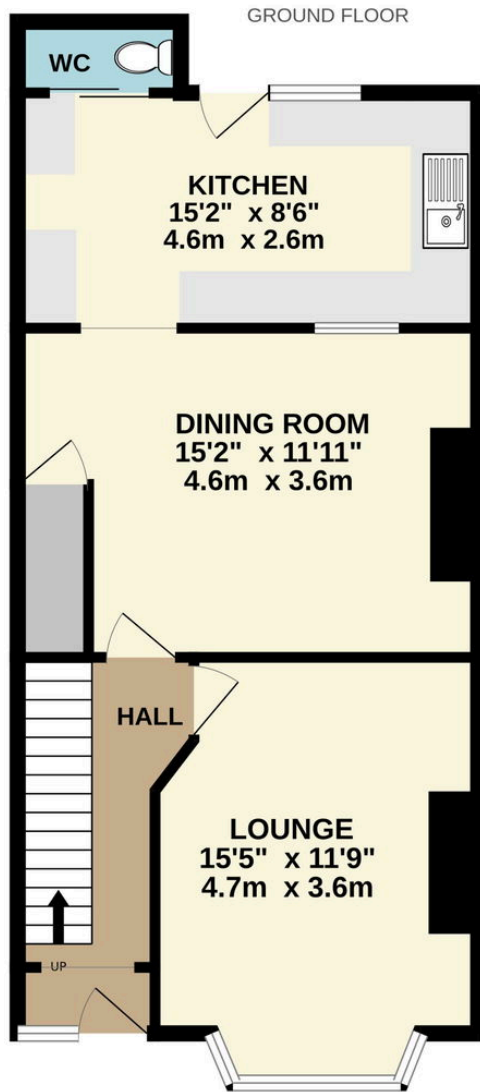
What 3 Words: hops.owners.banquets  
Sat-Nav: TQ2 6AF

## CONSIDERATIONS

Things to consider about this property:

- Check broadband Availability at Openreach Fibre-Checker. <https://www.openreach.com/fibre-checker>
- Check mobile signal at Ofcom MobileCoverage. <https://checker.ofcom.org.uk/en-gb/mobilecoverage>
- There is a water meter at the property.





Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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