

Teignmouth Road, Torquay

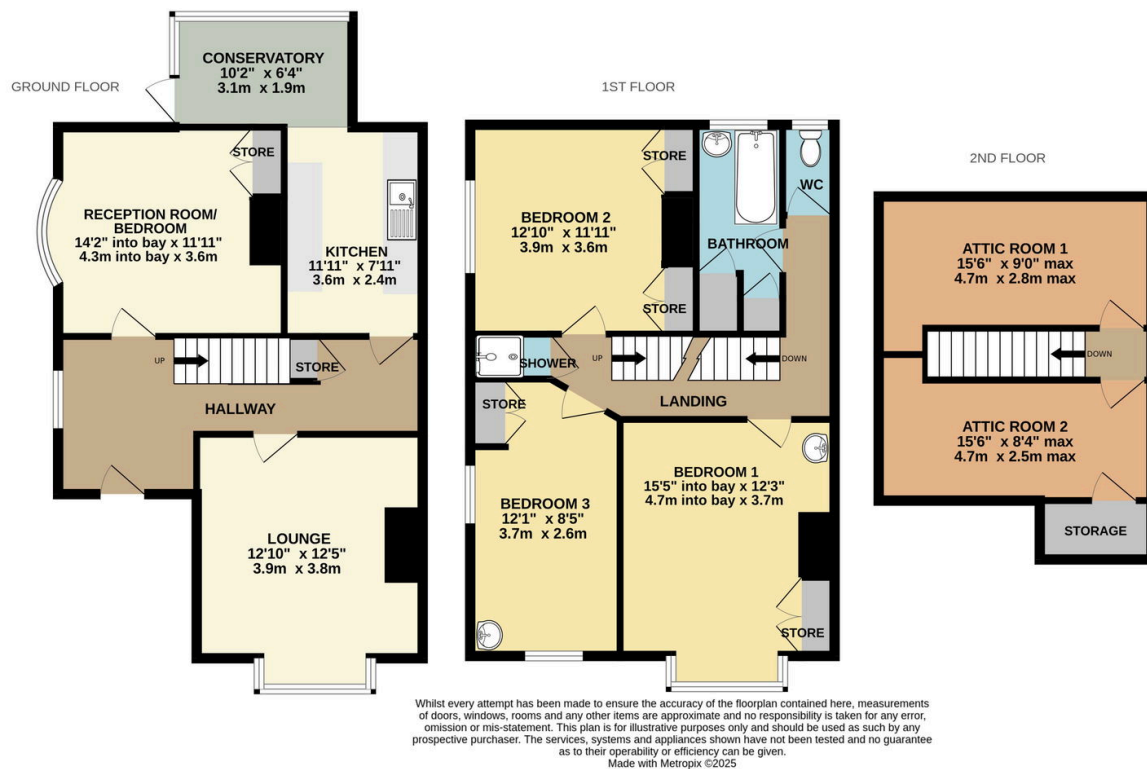
Guide Price £280,000 - £300,000

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SERVICES & REFERRAL FEES: Gargan & Hart Estate Agents refer buyers and vendor clients to **Mr Mortgages**. Should you decide to use this service, we will receive a fee based on 30% of the fee that Mr Mortgages earns from the lender/insurance provider. Our average fee earned would typically be £230. We may also provide a conveyancing quotation via **Simply Conveyancing**. Should you decide to use this service we will receive a fee of £200 on legal completion of your sale and/or £200 on legal completion of your purchase. In addition, the referring staff member will receive a £10 shopping voucher upon instruction of your sale and/or a £10 shopping voucher upon instruction of your purchase. We may also provide buyers and vendor clients with sets of searches (local search, water & drainage and environmental) via **Index Property information**. Should you decide to instruct Index Property Information we will receive a fee of £52 (inclusive of vat).

- 1930's semi-Detached House
- Private Road
- Conservatory
- Detached Garage
- Council Tax Band - D
- Extended Home
- Two Reception Rooms
- Front & Rear Gardens
- Driveway Parking
- EPC - E



The lounge and dining room come with a walk in bay window. The kitchen has wall, base and drawer units, plumbing for washing machine, sink drainer unit and cooker point, opens up to the conservatory. The 1st floor have two double bedrooms, the main with a walk-in bay window and a good size single bedroom. The family bathroom has pedestal wash hand basin, a shower, and separate W/C. The 2nd level there are two bedrooms. Externally, the house has a front and rear garden, a garage with power and light and driveway.

