



20, Oxlea Close



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, Torquay, TQ1 2HB

Dartmouth 11 miles Totnes 10 miles Exeter 21 miles,

A stunning extended family home positioned on a generous and level corner plot affording a good degree of privacy and seclusion.

- Five Bedroom Detached Family Home
- Extended & Modernised
- Ample Off Road Parking
- Level Corner Plot
- Immaculately Presented Throughout
- Quiet Cul-de-Sac Location
- Council Tax Band F
- Freehold

Asking Price £700,000

SITUATION & DESCRIPTION

This exceptional family home is nestled in the prestigious Lincombes area, one of Torquay's most sought-after residential locations. Situated in the quiet and exclusive Oxlea Close, just off Higher Lincombe Road, the property enjoys a peaceful setting with nearby footpaths providing scenic walks through Ilsham Valley and down to the beautiful Meadfoot Beach.

The charming Wellswood area is just a short distance away, offering a vibrant mix of boutique shops, popular cafés, and restaurants. Families will appreciate the close proximity to the highly regarded Ilsham Primary School, which is within easy walking distance, along with a nearby church. For added convenience, a local link bus service operates within the area, providing easy access to surrounding amenities and the town centre.



ACCOMMODATION

This generous property offers well-balanced and beautifully presented accommodation, ideally suited for family living. Entry is via a spacious and welcoming entrance hall, filled with natural light thanks to its part-vaulted ceiling and array of double-glazed windows. The heart of the home is the bespoke modern kitchen, featuring sleek granite worktops, a range of fitted base units, and a central island with built-in storage and breakfast bar. The kitchen flows seamlessly into the open-plan dining area, which comfortably accommodates a large table and benefits from double doors opening out to the rear garden—perfect for entertaining. A separate utility room provides additional storage and space for laundry appliances, keeping the main living areas clutter-free.

Generous living spaces continue with two versatile reception rooms offering flexible use. The second reception room, currently arranged as a playroom, is connected to the main living room—an inviting space with dual-aspect windows, bathing it in natural light. A wood-burning stove provides a cosy focal point, enhancing the room's warmth and charm. Upstairs, the first floor is arranged around a spacious landing, giving access to three double bedrooms and two well-proportioned single rooms. The principal bedroom enjoys elevated views with a glimpse of the sea, adding to the home's appeal, with large built-in wardrobes. A stylish, modern family bathroom completes the upper level, making this a practical and attractive home in a truly enviable location.

OUTSIDE

Occupying a generous corner plot, the property is surrounded by level gardens on three sides, enjoying a desirable south-easterly aspect that captures the sun throughout the day. The outdoor space offers a high degree of privacy and seclusion, with a rear patio ideally positioned off the kitchen/diner and playroom—perfect for alfresco dining and entertaining. The gardens are mainly laid to lawn, providing a safe and versatile space for children and pets, while also offering a blank canvas for gardening enthusiasts. Practical features include 360-degree access around the property, a handy shed for storage and a block-paved driveway with parking for two to three vehicles.

SERVICES

Mains water, drainage, gas and electricity. Gas central heating.

VIEWINGS

Strictly by prior appointment with Stags Torquay on 01803 200160.

DIRECTIONS

From Stags Torquay office proceed along the A379 Babbacombe Road towards Wellswood. Take the 6th right hand turn into Lincombe Drive and a second right on to Ridgeway Road. Follow this road around the hairpin bend where you will see Oxlea Close on the left hand side where the property can be found on the right hand side.



IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Purchasers must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.

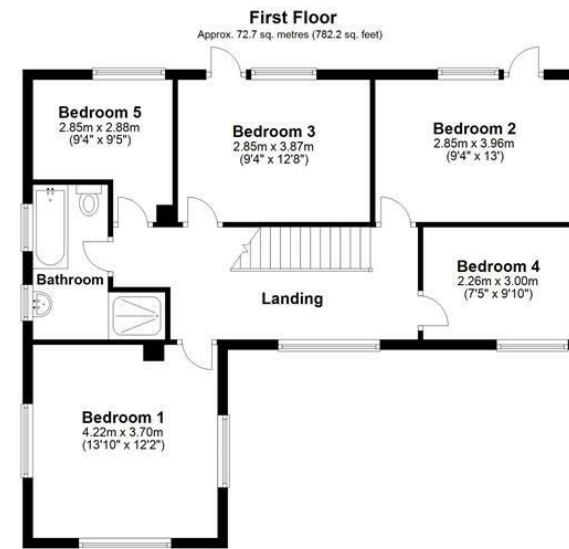
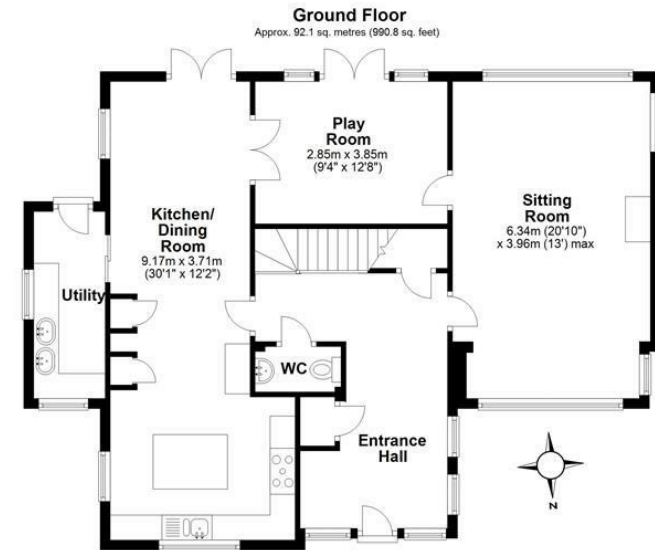


Energy Efficiency Rating		
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	Current	Potential
	71	78
England & Wales		
EU Directive 2002/91/EC		

6 Vaughan Parade, Torquay,
TQ2 5EG

torquay@stags.co.uk

01803 200160



Total area: approx. 164.7 sq. metres (1773.0 sq. feet)



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