



Northfields Lane, Brixham, TQ5 8RS

EricLloyd
&Co.

www.ericlloyd.co.uk

£435,000 Freehold



Situated in the popular Furzeham area of Brixham, this attractive **DETACHED FOUR BEDROOM HOME** occupies a corner plot position and offers spacious, versatile accommodation ideally suited to family living.

The property benefits from ample off-road parking, an attached garage, and an enclosed garden, whilst being conveniently located close to local shops, everyday amenities and Furzeham Primary School.

To the front of the property, a generous area of hardstanding provides extensive off-road parking for multiple vehicles, with additional space suitable for a motorhome, external electric points and water tap. The attached garage features an electric roller door to the front, together with lighting and power internally. A rear access door leads through to a useful utility area, providing additional practicality and convenient access to the garden.

Upon entering, a welcoming hallway creates an inviting first impression, featuring a staircase rising to the first floor with an attractive oak balustrade and glass inset panels. Smart wood-effect flooring extends throughout much of the ground floor, complemented by oak-finish internal doors, creating a cohesive and contemporary feel.

The living room is positioned to the front of the property and enjoys plenty of natural light from a wide, square bay window, with an additional window to the side. Bespoke built-in display shelving, incorporating cupboards beneath, provides an attractive focal point whilst offering useful storage.

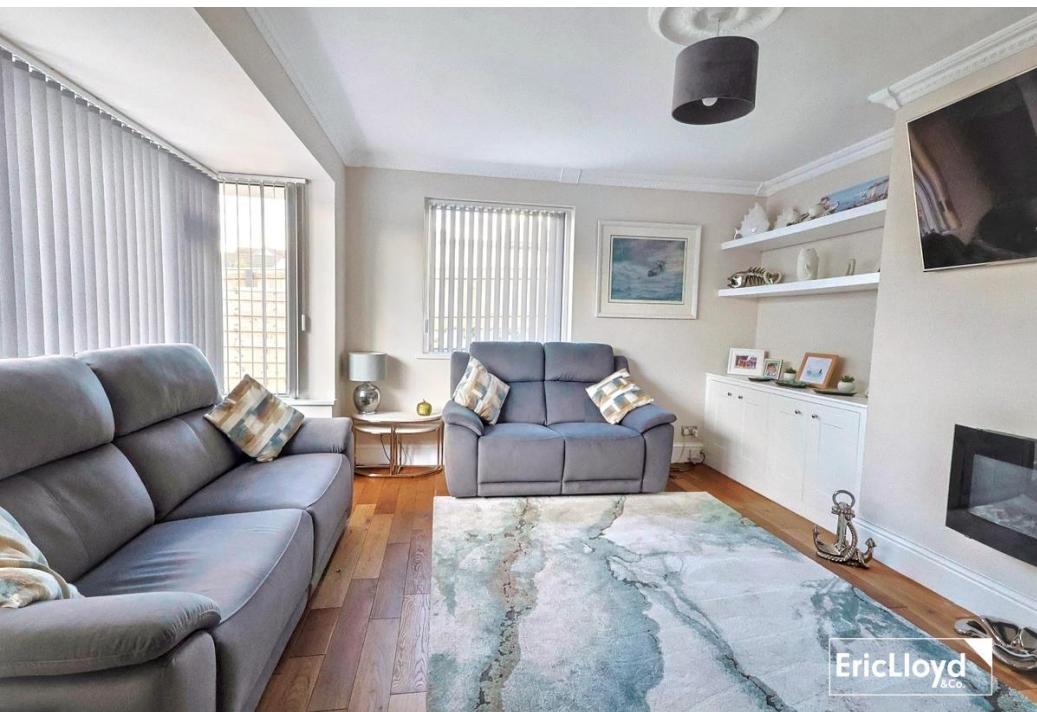
To the rear, the well-appointed kitchen/dining room provides an excellent space for everyday family life and entertaining. The kitchen is fitted with a comprehensive range of modern, coloured Shaker-style wall and base units, complemented by contrasting work surfaces. A large dining peninsula comfortably accommodates six chairs, creating a sociable setting for family meals. Further features include a ceramic sink, integrated dishwasher and a large range-style cooker. A rear lobby provides space for a fridge freezer and offers direct access to the garden.

The ground floor also benefits from two double bedrooms, one of which features attractive triple-width wardrobes spanning one wall. A family bathroom completes this level, fitted with a white suite comprising a bath with shower over, vanity unit with concealed-flush W.C. and inset washbasin, complemented by contemporary wall tiling.

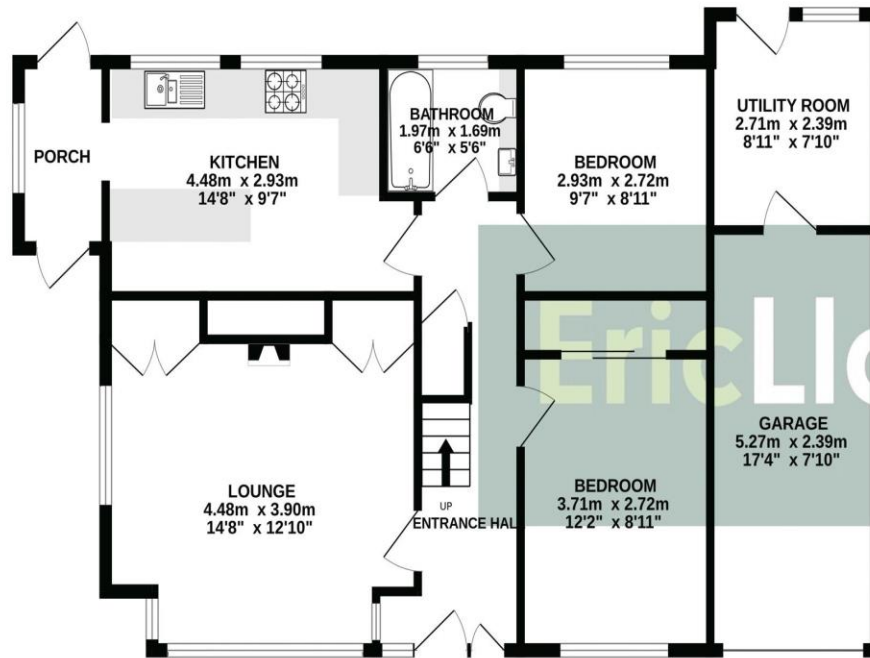
On the first floor are two further double bedrooms, offering flexible accommodation for a growing family, visiting guests or those working from home. One bedroom is currently arranged as a home office. A separate shower room with W.C. serves this floor.

Gas fired central heating is installed along with double glazing. Outside, the rear garden features a generous paved seating area extending around to the side of the property, providing ample space for outdoor dining and relaxation. An adjoining level lawn offers additional garden space for families and outdoor enjoyment.

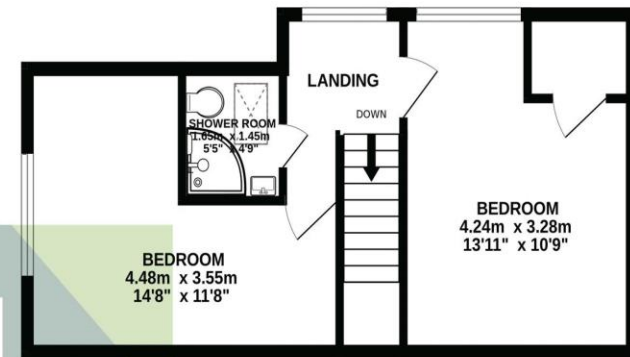
Combining flexible four-bedroom accommodation, excellent parking provision and a convenient residential location, this appealing home presents an ideal opportunity for families seeking space and practicality in the sought-after Furzeham area of Brixham.



GROUND FLOOR
85.4 sq.m. (920 sq.ft.) approx.



1ST FLOOR
34.3 sq.m. (369 sq.ft.) approx.



TOTAL FLOOR AREA : 119.7 sq.m. (1289 sq.ft.) approx.

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.

Made with Metropix ©2026





ENERGY PERFORMANCE RATING: D

COUNCIL TAX BAND: C

AGENTS NOTES: The Ofcom website indicates that standard, superfast and ultrafast broadband is available and that mobile performance is as follows: EE 83% /VODAPHONE 83% /O2 77% / THREE 75%

VIEWINGS ARRANGEMENTS

Strictly by appointment through Eric Lloyd & Co

01803 852773

42 Fore Street, Brixham, TQ5 8DZ
brixham@ericlloyd.co.uk

01803 844466

6 Churston Broadway, Breadsands TQ4 6LE
churston@ericlloyd.co.uk

EricLloyd
&Co.

Eric Lloyd & Co wish to advise prospective purchasers that we have not checked the services or appliances. The sales particulars have been prepared as a guide only; any floor-plan or map is for illustrative purposes only. Eric Lloyd & Co, for themselves and for the vendors or lessors of this property whose agents they are give notice that: the particulars have been produced in good faith; do not constitute any part of a contract; no person in the employment of Eric Lloyd & Co has any authority to make or give any representation of warranty in relation to this property. Please be aware we may receive an introductory fee on recommendations for professional services.