



Asking Price Of £190,000

Blatchcombe Road,
Paignton, TQ3 2JY

An end of terrace family home, ideally positioned within the sought after Lower Preston area of Paignton. The property enjoys a convenient location within easy reach of local schools, shops, Paignton town centre, excellent transport links, doctors, pharmacies, and a range of everyday amenities, making it perfectly suited to family living. Offered to the market with no onward chain!



ENTRANCE A uPVC double glazed front door opens into a wide and welcoming entrance hallway, providing access to the ground floor accommodation. Stairs rise to the first floor, with overhead lighting and a gas central heating radiator completing the space.

KITCHEN/DINER A bright and airy kitchen/diner fitted with a range of wall, base and drawer units with roll edged work surfaces over. Features include a stainless steel sink and drainer, with space and plumbing for a washing machine, fridge freezer, dishwasher and cooker. There is room for a 4 seater dining table, while uPVC double glazed windows overlook the garden. A uPVC door provides direct access outside, and a useful storage cupboard.

LIVING ROOM A spacious and inviting living room positioned to the front of the property, featuring a bay window that allows for plenty of natural light. The room offers generous space for furnishings, a feature fireplace, TV point, and a gas central heating radiator.

FIRST FLOOR

BEDROOM ONE A generously sized principal bedroom to the front aspect, offering ample space for a full range of bedroom furniture. Benefits include a uPVC double glazed bay window and a gas central heating radiator.

BEDROOM TWO A well proportioned double bedroom overlooking the rear garden, complete with a uPVC double glazed window and a gas central heating radiator.

BEDROOM THREE The former third bedroom currently arranged with a staircase leading to the loft room. This space could be returned to a more traditional bedroom layout if preferred. Alternatively, the current setup offers a flexible arrangement for those looking to make use of the additional loft space, subject to their own requirements.

BATHROOM Fitted with a three piece suite comprising a low level WC, pedestal wash hand basin, and a panelled bath with shower attachment over.

LOFT ROOM The loft room is currently used as an occasional bedroom and benefits from Velux windows and a gas central heating radiator. While it provides useful additional space, it is not formally recognised as a bedroom, and any prospective purchaser should rely on their own investigations regarding its use.

OUTSIDE To the rear the property enjoys a sun filled garden designed for ease of maintenance, primarily laid to patio and decking, ideal for outdoor dining and relaxation.



Address 'Blatchcombe Road, Paignton, TQ3 2JY'

Tenure 'Freehold'

Council Tax Band 'B'

EPC Rating '62 | D'

Taylor's Estate Agents
256 Torquay Road
Paignton
TQ3 2EZ