



Connells

Bolton Street
Brixham



Property Description

This beautifully presented four-bedroom family home offers an exceptional blend of space, style, and modern living. Newly renovated throughout, the property has been finished to a high standard, creating a fresh, contemporary feel from the moment you step inside. With generous proportions across every room, the home provides both comfort and versatility, making it ideal for families or professionals seeking spacious accommodation.

The property briefly comprises a large lounge and dining area, perfect for entertaining or relaxing, alongside a modern fitted kitchen designed for both practicality and style. Upstairs, there are four well-sized double bedrooms, including a primary bedroom with its own en suite, as well as a sleek and modern family bathroom. Each room has been thoughtfully updated, ensuring the home is ready to move straight into.

Externally, the property benefits from a private courtyard and decking area, providing valuable outdoor space for relaxation or social gatherings. Additional features include gas central heating and high-quality finishes throughout.

Situated in a highly desirable location, the home offers excellent access to local amenities, schools, and transport links, making everyday life convenient and well-connected.

On Entrance

Upon entering the property, you are welcomed into a bright and inviting inner hallway that immediately reflects the home's newly renovated finish. Clean lines, high ceilings, fresh décor, and a sense of space set the tone for what follows, offering a practical yet stylish introduction to the property.

Lounge & Dining Room

The lounge and dining area is the heart of the home, offering an impressive amount of space and flexibility. This large, open room benefits from an abundance of natural light, creating a bright and airy atmosphere. It comfortably accommodates both a substantial seating area and a full dining setup, making it ideal for entertaining guests or enjoying family time. Finished to a modern, high-quality standard, this space provides both comfort and sophistication.

Kitchen

The modern fitted kitchen is both stylish and highly functional. Thoughtfully designed, it offers ample worktop space and storage, making it ideal for everyday use as well as more elaborate cooking. The sleek cabinetry and contemporary finishes give the room a clean, polished look, while the layout ensures ease of movement and practicality. It is a space that combines efficiency with modern appeal.



First Floor Landing

Doors off to principle rooms and stairs leading to second floor.

Bedroom Three & Four

Bedroom three is equally well-sized, making it a true double room rather than a compromise. Bright and well-presented, it provides a comfortable and versatile space that can adapt to a range of uses. Like the rest of the home, it benefits from the recent renovation, ensuring a fresh and move-in-ready finish.

Bedroom Four

The fourth bedroom maintains the property's consistent standard of space and quality. Another double room, it offers excellent versatility — ideal as a guest room, home office, or additional family space. Its generous proportions ensure it remains practical and comfortable regardless of its use.

Second Floor

Bathroom

The main bathroom is modern, stylish, and finished to a high specification. Designed with practicality in mind, it provides a clean and contemporary space for everyday use. The fittings are new and reflect the overall quality of the renovation, creating a bathroom that is both functional and visually appealing.

Bedroom One & Ensuite

The main bedroom is a generously sized double room, offering a calm and comfortable retreat. It benefits from its own private en suite, adding a touch of luxury and convenience. The en suite is finished in a modern style with high-quality fittings, providing a sleek and practical space for daily use. The bedroom itself offers plenty of room for wardrobes and additional furniture without feeling crowded.

Bedroom Two

Another spacious double bedroom, perfect for family members or guests. This room continues the theme of generous proportions and fresh, modern décor. It offers flexibility for use as a bedroom, home office, or dressing room, depending on your needs.

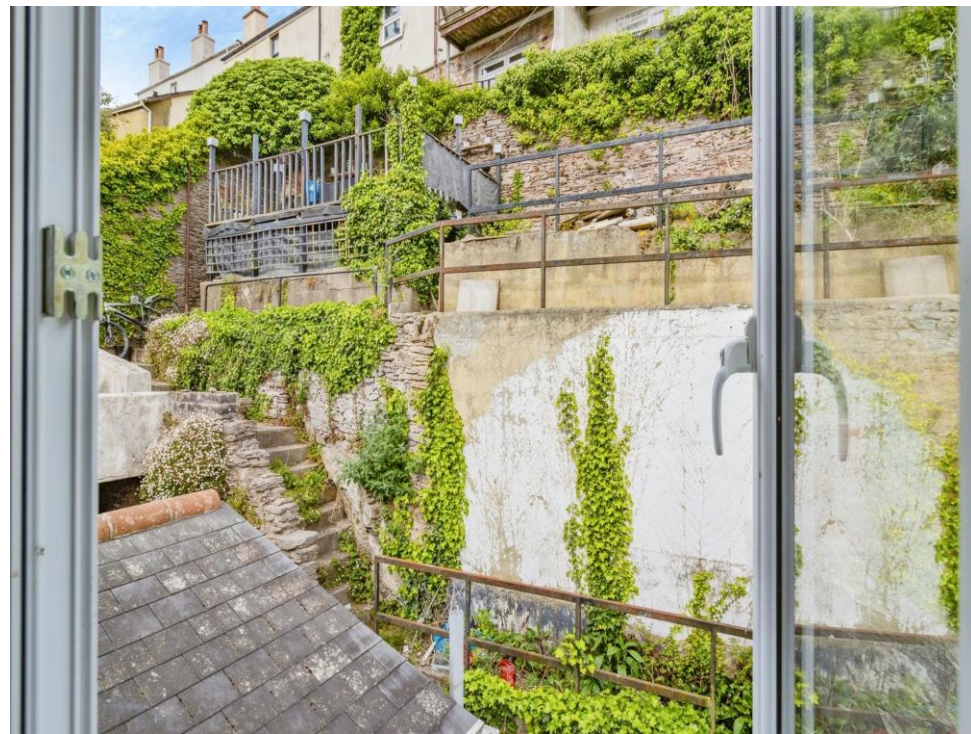
Courtyard Garden

To the rear of the property lies a low-maintenance outdoor space, featuring a courtyard and decking area. This is a fantastic extension of the living space, ideal for relaxing, entertaining, or enjoying warmer weather. The decking creates a perfect seating area, while the courtyard offers flexibility for planting or additional outdoor furniture.

Location

Ideally situated just a short distance from the charming fishing town of Brixham, this property enjoys the perfect balance of coastal lifestyle and everyday convenience. Known for its colourful harbour, waterfront restaurants, and traditional seaside atmosphere, Brixham offers a unique setting rich in character. The property is within walking distance into town, allowing easy access to local shops, cafes, and amenities without the need for a car. Scenic coastal walks, beautiful sea views, and nearby beaches are all close at hand, making this location ideal for those seeking both relaxation and a vibrant community feel.









Total floor area 116.1 m² (1,250 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

T 01803 400 888
E paignton@connells.co.uk

51 Hyde Road
 PAIGNTON TQ4 5BP

EPC Rating: E Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/PGN313520



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: PGN313520 - 0003