







Taylors
sales & lettings

Asking Price Of £400,000

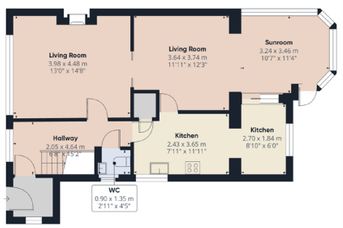
Roselands Drive,
Paignton, TQ4 7BT

A well presented four bedroom detached family home located within the popular Roselands location of Paignton. The property offers ample space, and comprises a welcoming entryway through to hallway, a spacious living room through to dining area and conservatory, a useful downstairs cloakroom, four bedrooms, a family bathroom, low maintenance rear gardens, garage and off road parking. The property is ideally located within easy reach of schools, south Devon college, an array of supermarkets, restaurants, and more.

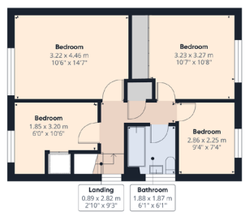
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Floor 0 Building 1



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ENTRANCE A uPVC double glazed front door opens into a welcoming entranceway, featuring tiled flooring and useful space for shoe and coat storage. A uPVC double glazed window provides natural light, while an oak internal door leads through to the main hallway.

HALLWAY A spacious and welcoming entrance hallway featuring attractive oak internal doors leading to the adjoining rooms, with stairs rising to the first floor. There is also a useful understairs storage cupboard, tiled flooring, a uPVC double glazed window and a gas central heating radiator.

KITCHEN The kitchen is fitted with a comprehensive range of wall, base and drawer units, complemented by work surfaces over. Features include a stainless steel sink and drainer, two integrated electric ovens with grills, induction hob with electric extractor hood above and tiled splashbacks. There is ample space for a freestanding freezer, washing machine, tumble dryer, dishwasher and drinks fridge. A useful fitted pantry cupboard provides additional storage, uPVC double glazed windows to both the rear and side aspects.

LIVING ROOM A bright and spacious reception room situated to the front aspect of the property, offering ample space for furnishings. The room features a gas fireplace with stone surround, TV point, uPVC double glazed window and gas central heating radiator. Sliding doors provide a seamless connection through to the dining area.

DINING AREA The dining area flows beautifully from the living room and opens directly into the conservatory, creating a generous open plan living and entertaining space. There is ample room for a dining table and additional furnishings, together with uPVC double glazing, a double glazed door providing access to the rear garden and a gas central heating radiator.

CLOAKROOM A useful ground floor cloakroom fitted with a low level WC and wall mounted wash hand basin. Further features include tiled walls and a uPVC double glazed obscure window.

FIRST FLOOR

BEDROOM ONE A particularly spacious principal bedroom offering an extensive range of fitted bedroom furniture, including wardrobes, drawers, dressing table, over bed storage and matching bedside units. Also benefiting from uPVC double glazed windows and a gas central heating radiator.

BEDROOM TWO A generously proportioned second double bedroom overlooking the well maintained rear garden. The room benefits from fitted mirror fronted wardrobes, a uPVC double glazed window and a gas central heating radiator.

BEDROOM THREE A further well proportioned bedroom featuring a useful built in storage cupboard, uPVC double glazed window and gas central heating radiator.

BEDROOM FOUR A versatile fourth bedroom with an outlook over the rear garden. Equally suited to use as a study or home office, with a uPVC double glazed window and gas central heating radiator.

BATHROOM A modern family bathroom fitted with a low level WC, vanity wash hand basin with useful storage beneath and a panelled bath with shower attachment over, complemented by a protective glass screen. Finished with complementary wall tiling, a uPVC double glazed obscure window and a chrome heated towel rail.

OUTSIDE

REAR GARDEN The rear garden has been thoughtfully landscaped with ease of maintenance in mind, being predominantly laid to block paved patio and complemented by a decked seating area, ideal for outdoor dining and entertaining. There is also access to a useful workshop area, offering ample storage space and benefiting from lighting and an electrical point. A courtesy door provides access into the garage, while side access leads around to the front of the property.

FRONT To the front of the property, a block paved driveway provides convenient off road parking and parking infront of garage.

GARAGE A single garage fitted with an electric roller metal up and over door, offering useful additional storage space. A courtesy door provides direct access through to the rear garden.

Address ‘Roselands Drive, Paignton, TQ4 7BT’

Tenure ‘Freehold’

Council Tax Band ‘D’

EPC Rating ‘TBC’