



Asking Price Of £475,000

Templer Road,
Preston, Paignton,
TQ3 1EN

A four bedroom detached reverse level house, located in this highly sought after area with excellent ring road access. This surprisingly spacious house offers good sized versatile accommodation. The house has been maintained to a high standard and enjoys delightful countryside views. Outside is a basement and storage area and delightful lawned gardens, backing onto woodland. This home must be viewed to be appreciated. The accommodation comprises:-



Composite front door to:-

ENTRANCE PORCH PVCu double glazed door and side panel.

HALLWAY Central heating radiator. Built-in cupboard. Stairs leading down to the lower ground floor. Doors to:-

LOUNGE Fireplace with inset fire. PVCu double glazed windows to front and side featuring a dual aspect. Central heating radiator.

KITCHEN/BREAKFAST ROOM Comprehensive range of wall and base fitted kitchen units. Island functioned as a breakfast bar. Under cupboard lighting. One and a half bowl sink inset to work surfaces. Space for range cooker with extractor hood over. Integrated fridge/freezer. Space and plumbing for dishwasher. Access to loft and uPVC double glazed window.

BEDROOM 4/DINING ROOM PVCu double glazed windows to front and side, featuring a dual aspect. Central heating radiator.

STUDY PVCu double glazed window to side. Central heating radiator. 5 stairs up and door leading into:-

MASTER BEDROOM PVCu double glazed window and PVCu double glazed french doors to Juliet balcony with countryside views. There is a dressing area with shelving and hanging space. Door to:-

ENSUITE SHOWER ROOM/WC Walk-in shower with glass screen and electric shower. Vanity wash hand basin, close coupled WC and uPVC double glazing. Heated towel rail and spot lighting.

LOWER GROUND FLOOR HALLWAY Central heating radiator. Access to under house storage area with power and light. Further door into:-

BEDROOM 2 Fitted wardrobes. PVCu double glazed window to rear. Central heating radiator.

BEDROOM 3 uPVC double glazed window to rear. Central heating radiator.

SUN LOUNGE Range of PVCu double glazed windows with open outlook over the gardens and woodland. PVCu double glazed french doors out to the rear garden. Spotlights to ceiling. Vaulted ceiling. 2 central heating radiators.

DOWNSTAIRS SHOWER ROOM/W.C Corner shower enclosure with mains shower over. Fitted units and W.C. with concealed cistern and inset wash hand basin. Extractor fan to ceiling. Spotlights to ceiling. Obscure window allowing in borrowed light. Central heating towel radiator.

OUTSIDE

PARKING There is a brick paved driveway with off-road parking.

FRONT The front garden being laid to brick paving and an inset area laid to astro turf with surrounding flower borders.

REAR The rear garden is enclosed featuring an open outlook across the woodland of Scadson Woods. There is a gate leading into the Woodland. Accessed from the sun lounge, leading onto a raised timber decked area with steps down to remainder of the garden areas, which are laid to timber decking with inset lighting, patio slabbing and a lawned area having inset mature shrubs, trees and bushes surrounding.

UNDER HOUSE CELLAR Power and light. Gas boiler to wall. Space and plumbing for washing machine. Space for tumble dryer. Ample storage space. Central heating radiator.

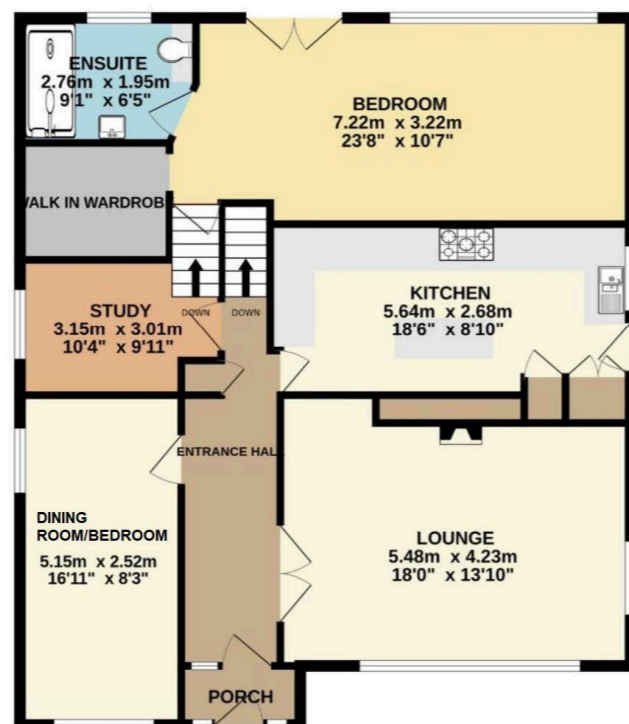
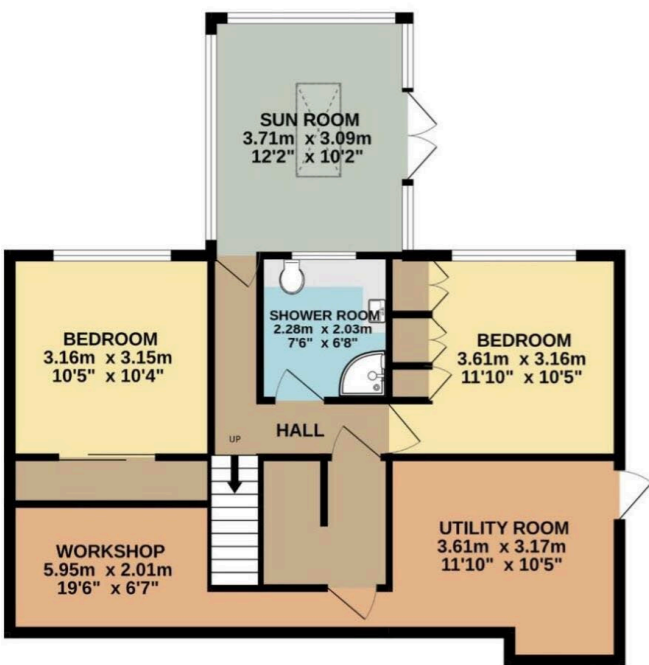
There is a PVC door leading to a further under house storage with power and light, which is underneath the Sun Lounge. There is access around both side of the property with steps leading up to the front.

AGENTS NOTE Whilst it doesn't have a garage as a result of the basement – there is significant storage.



GROUND FLOOR
68.6 sq.m. (739 sq.ft.) approx.

ENTRANCE FLOOR



Address 'Templer Road, Preston, Paignton, TQ3 1EN'

Tenure 'Freehold'

Council Tax Band 'D'

EPC Rating '66 | D'

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