



JON KEYTE

exp[®] UK

@ jon.keyte@exp.uk.com

🌐 jonkeyte.exp.uk.com

☎ 07445 265 314

91 Bolton Street,
Guide Price £230,000

🛏️ 3 🚿 1 🚗 1



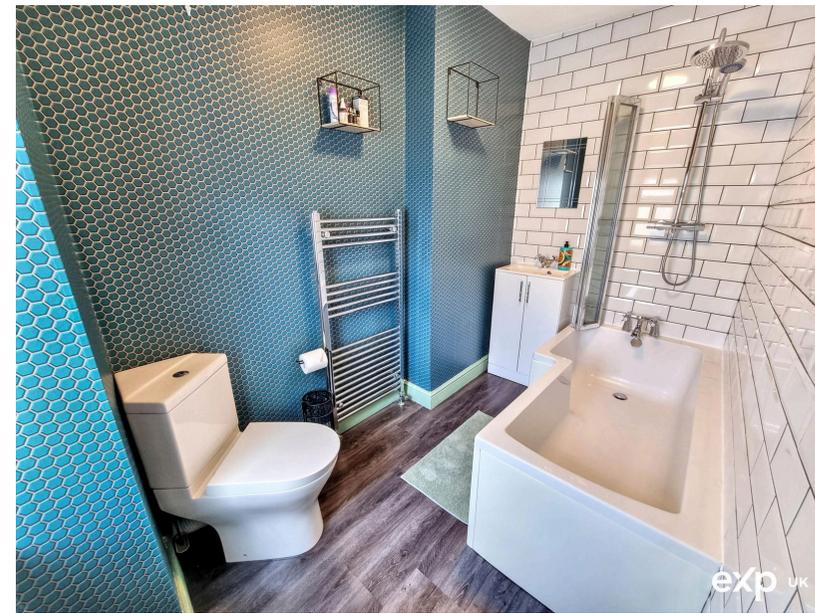
- Please Quote JK1243
- Charming Cottage Style Home
- Three Good Sized Bedrooms
- Situated in the Heart of Brixham
- Open Plan Living Accommodation
- Wonderful Fitted Kitchen/ Dining Room
- Character Features and Gas Log Burning Stove
- Ideal for First Time Buyer/ Investors/Second Holiday Home
- Close to Brixham Harbour, Shops, Bars & Restaurants
- Pretty & Low Maintenance Private Rear Garden



Guide Price £230,000 - £240,000

Please Quote JK1243 - Tucked away in the heart of Brixham, this charming cottage-style home beautifully blends character with modern-day living. An entrance vestibule welcomes you into a warm and inviting lounge featuring a stone fireplace and gas log-burning stove, creating this rooms focal point. To the rear, a spacious and contemporary kitchen/dining room is filled with natural light and complemented by stylish LED spotlights, offering the perfect space for entertaining. This leads directly out to a private rear garden, ideal for relaxing and enjoying the outdoors.

The first floor hosts the master bedroom, a versatile third bedroom or office, and a modern bathroom with striking statement tiles.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		83
(69-80)	C		
(55-68)	D		
(39-54)	E	44	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	