



Asking Price Of £120,000

Butland Avenue,
Paignton, TQ3 2RH

A one bedroom ground floor flat located in the desirable location of level Preston, Paignton. The accommodation comprises of a welcoming hallway, a spacious living room, kitchen, a double bedroom, cloakroom, private rear gardens and off road parking. The property is ideally situated within easy reach of local shops, doctors and pharmacies, cafes, bus links and more. The property is being sold with no onward chain!



ENTRANCE A UPVC double glazed front door opens into an inner porch, providing access to both the ground floor and first floor flats.

INNER HALLWAY A welcoming inner hallway with doors leading through to the adjoining ground floor accommodation, overhead lighting and a gas central heated radiator.

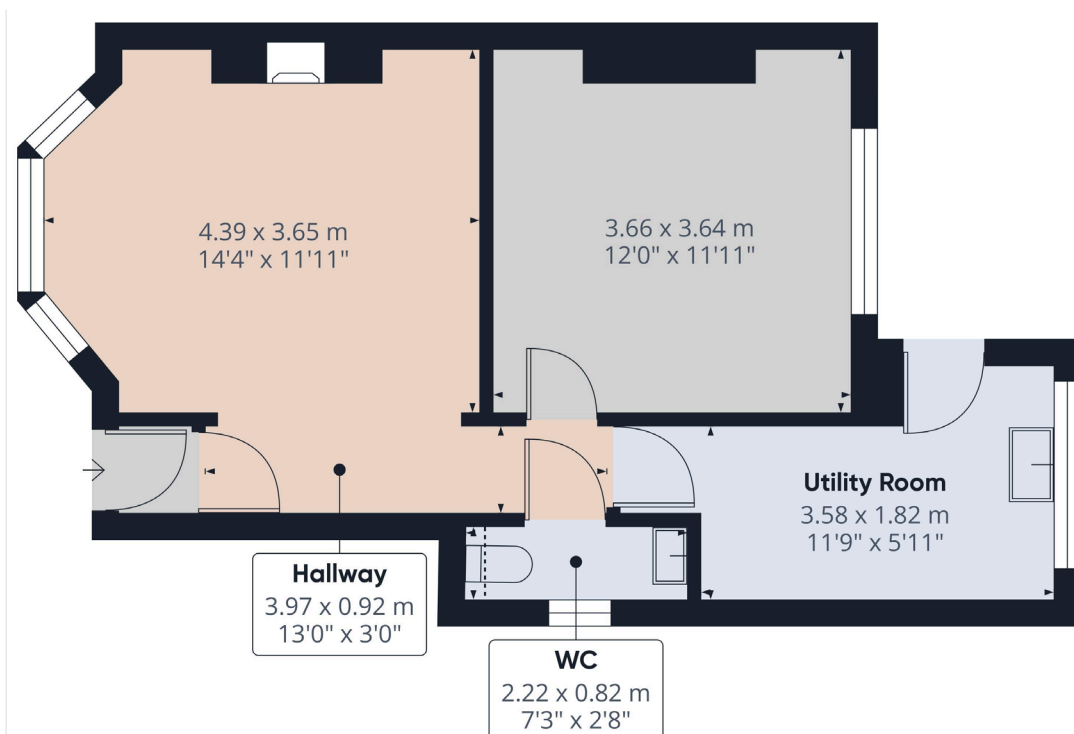
LIVING ROOM A wonderfully bright and spacious living room to the front aspect, offering ample space for a range of furnishings. The room benefits from a feature fireplace, UPVC double glazed bay window and gas central heated radiator.

KITCHEN The kitchen comprises a range of matching wall, base and drawer units with work surfaces over, incorporating a stainless steel sink and drainer. There is space for an electric cooker with extractor hood over, together with space and plumbing for a washing machine and space for a fridge. Further features include a tiled splashback, wall mounted boiler, UPVC double glazed window and a UPVC double glazed door providing direct access to the rear garden.

BEDROOM A generous double bedroom enjoying a pleasant outlook over the sunny rear garden and providing ample space for furnishings. The room benefits from a UPVC double glazed window, gas central heated radiator and a corner shower.

CLOAKROOM The cloakroom is fitted with a low level flush WC and a vanity wash hand basin with useful storage beneath.

OUTSIDE The property benefits from a low maintenance rear garden, comprising a generous patio area ideal for alfresco dining and outdoor entertaining, with a bark covered section to the rear.



Address 'Butland Avenue, Paignton, TQ3 2RH'

Tenure 'Leasehold'

Council Tax Band 'A'

EPC Rating '69 | C'

Taylor's Estate Agents
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