





## 19 Alfriston Road

Paignton

Modern three bedroomed detached house in a quiet area with spacious lounge, kitchen/diner, utility, en suite, garage, parking, and garden. Close to amenities, schools, and transport links. Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

- Modern detached family house situated in a quiet residential area
- Contemporary fitted kitchen/dining room with patio doors opening into the garden
- Comfortable size lounge to the front of the property
- Useful utility room with door to outside
- Ground floor cloakroom with wash hand basin and wc
- Three good sized bedrooms to first floor
- Main bedroom featuring built in wardrobe and en-suite shower room
- Family bathroom fitted with a contemporary white suite
- Enclosed level rear garden enjoying a southerly aspect
- Single garage with power and light plus pedestrian door opening into rear garden and off road parking space



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A popular residential location being convenient for a range of amenities. Nearby there is a regular bus service, supermarket and pleasant green spaces.

**AGENTS NOTE:** Residents pay a service charge towards upkeep on common areas in the region of £200.00 per annum.

### Absolute Sales & Lettings

Absolute Sales & Lettings, 27 Hyde Road - TQ4 5BP

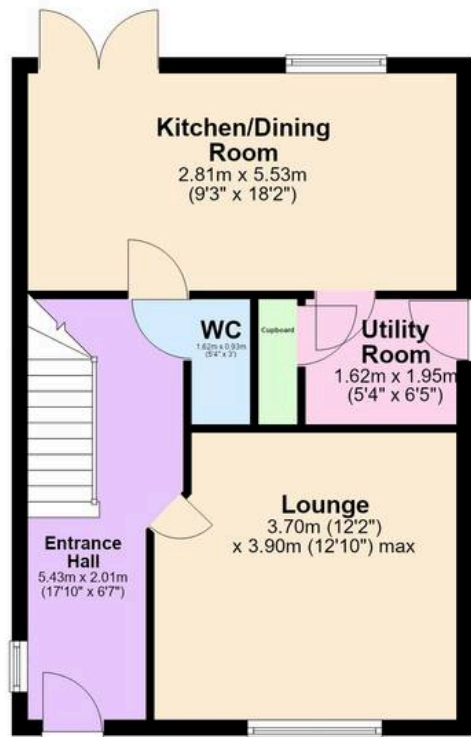
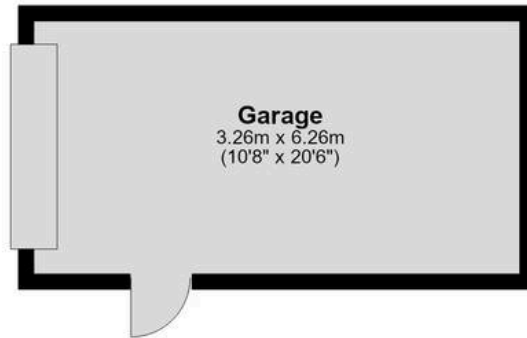
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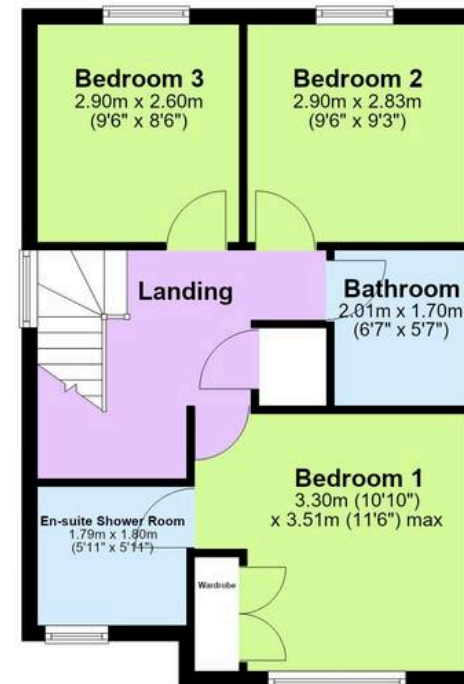
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**Ground Floor**  
Approx. 66.7 sq. metres (718.4 sq. feet)



**First Floor**  
Approx. 41.0 sq. metres (441.6 sq. feet)



Total area: approx. 107.8 sq. metres (1160.0 sq. feet)

