



70 Summercourt Way, Brixham, Devon, TQ5 0RB
Freehold Bungalow - Semi Detached
£279,950

boycebrixham
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Positioned on the ever-popular Summercourt Way, this two bedroom semi-detached bungalow enjoys a peaceful setting with distant sea views and is offered for sale with no onward chain. The location is ideal for those seeking a quiet residential area while still being within easy reach of everyday amenities, with a local shop just a short walk away and Brixham town centre and harbour easily reached via the nearby bus route.

The property benefits from off-road driveway parking and a detached garage, providing practical storage and secure parking. To the rear, the garden is a real highlight, being well presented and thoughtfully arranged with a generous lawn, mature shrubs and flower borders, and a sunny seating area. From here, there are attractive, far-reaching views towards the bay, making it a lovely spot to relax or entertain.

Inside, the bungalow offers well-proportioned and light-filled accommodation. The lounge is a light-and-bright welcoming space with sliding patio doors that lead out to the rear garden. The fitted kitchen is spacious and functional, offering ample cupboard and worktop space, and also opens directly onto the side elevation. There is scope for refurbishment throughout the interior.

There are two forward-facing bedrooms, both of a good size, along with a centrally located shower room featuring a 3-piece bathroom suite and useful storage. The layout is straightforward and easy to live in, appealing to a wide range of buyers including downsizers, retirees or those looking for a manageable coastal home.

With its sought-after location, sea views, parking, garage and the advantage of no onward chain, this is a property that combines comfort, convenience and lifestyle. An internal viewing is highly recommended to fully appreciate all that is on offer. There is gas central heating and UPVC double glazing throughout.

Council Tax Band: D



- Semi Detached Bungalow
- Two Double Bedrooms
- Quiet, Well Regarded Location

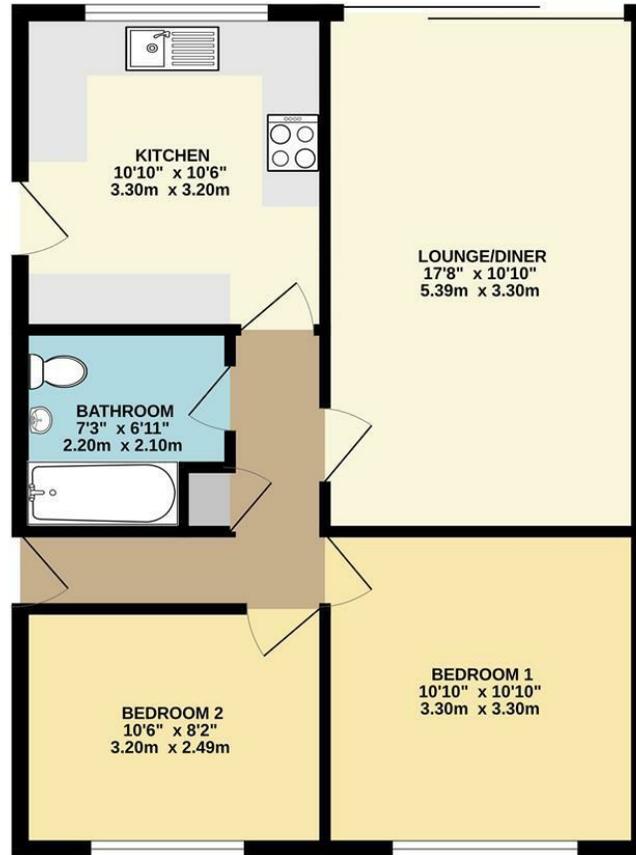
- With Wonderful Sea Views
- Ample Parking + Garage
- Freehold - Council Tax Band D



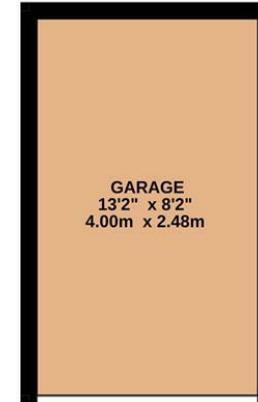
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GROUND FLOOR
608 sq.ft. (56.5 sq.m.) approx.



OUTSIDE
107 sq.ft. (9.9 sq.m.) approx.



TOTAL FLOOR AREA: 715 sq.ft. (66.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Current EPC Rating:

Energy Efficiency Rating		Current	Potential
Most energy efficient - lower running costs			
(92-100) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales			
EU Directive 2002/91/EC			

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Please note floorplans are to be used as a guide only. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of the property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor. You are advised to check the availability of this property before travelling distance to view.

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