



GUIDE PRICE OF £260,000 - £275,000

Firlands Road,
Barton, Torquay,
TQ2 8EW

A beautifully presented three bedroom property situated in a popular residential area with driveway for two cars. Situated conveniently for a wide range of amenities including shops, schools and local playing fields The Willows retail park is just over a mile away and Torbay hospital is a short drive away. This spacious accommodation features a large lounge/diner going out to a large conservatory which leads on to a patio. A modern fitted kitchen, three bedrooms and family bathroom. Outside is a lovely back sunny garden with patio, lawns and seating. Two concrete sheds and one wooden shed providing storage.



uPVC door into:-

HALLWAY Stairs to first floor, uPVC window to front and radiator.

KITCHEN White modern fitted kitchen with cupboards and doors over and under wood surfaces, built in tall freezer, built in dishwasher, ceramic sink unit, built in fridge, built in oven and hob, two uPVC windows facing back and door to back onto patio and garden.

LOUNGE/DINER Brick feature wall with log burner, uPVC window to front and radiator. Lounge leads out to a delightful conservatory with French doors off the conservator out to patio and garden.



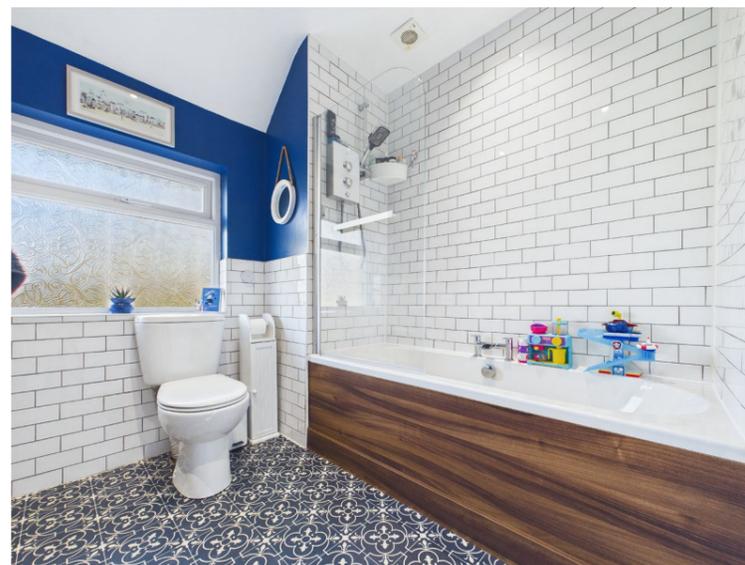
BEDROOM ONE A good sized double bedroom, uPVC window to back, radiator and built in storage.

BEDROOM TWO A double bedroom with a double cabin bed arrangement, window to back and radiator.

BEDROOM THREE Window to front and radiator.

BATHROOM modern bathroom comprising bath and over head shower with glass shower screen, low level WC, wash basin with vanity unit, obscure window to side and wall hung radiator.

OUTSIDE At the front is parking for two cars and the back garden has two large patio areas and lawned area along with two concrete sheds and a wooden shed.



Address 'Firlands Road, Barton, Torquay, TQ2 8EW'

Tenure 'Freehold'

Council Tax Band 'B'

EPC Rating '63 | D'

Taylor's Estate Agents
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