



**ABSOLUTE**  
SALES & LETTINGS

**Penpethy Road, Brixham, TQ5 8NW**

Guide Price **£320,000**



## Penpethy Road

### Brixham

This two-bedroom detached house presents a fantastic opportunity for those seeking a comfortable home with the potential for expansion. Being sold with no onward chain, this link detached bungalow sits on a good size, level plot and offers the chance to create a four-bedroom property with the benefit of planning permission. Requiring some updating, this property boasts a spacious living room and a fitted kitchen diner, two double bedrooms and a shower room/WC. With driveway parking for 2-3 vehicles and a single garage, there is no shortage of space for parking. The property also boasts a good size, level rear garden, providing a peaceful retreat for outdoor relaxation.

Outside the good size, level rear garden is laid to lawn and enclosed by timber fencing, offering a secure and private space for outdoor activities. The driveway provides ample parking space for 2-3 vehicles, ensuring convenience for residents and guests alike. Additionally, the single garage provides further parking or storage options. Whether you are looking to enjoy a peaceful afternoon in the garden or require ample parking space, this property offers the best of both worlds.



### **GARDEN**

Good size, level rear garden laid to lawn with timber fencing bordering.

### **On Drive**

Driveway parking for 2-3 vehicles

### **Garage**

Single Garage



# Penpethy Road

Brixham

The property is situated on the Copythorne side of Brixham with good access out of Brixham to the neighbouring towns of Paignton and Torquay. Also less than a third of a mile level walk to the parade of shops at Pillar Avenue where you can find a mini supermarket, DIY handyman, newsagents and public house. The local bus service passes the road with connections to the town centre where you can find an array of shops, amenities and facilities as well as the picturesque Brixham harbour surrounded by a range of boutique shops, bars and restaurants.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

- No onward chain
- Link detached bungalow
- Benefits from planning permission to create a 4 bedroom bungalow
- Living room
- Fitted kitchen diner
- Two double bedrooms
- Shower room/WC
- Driveway parking for 2-3 vehicles and a single garage
- Good size, level rear garden



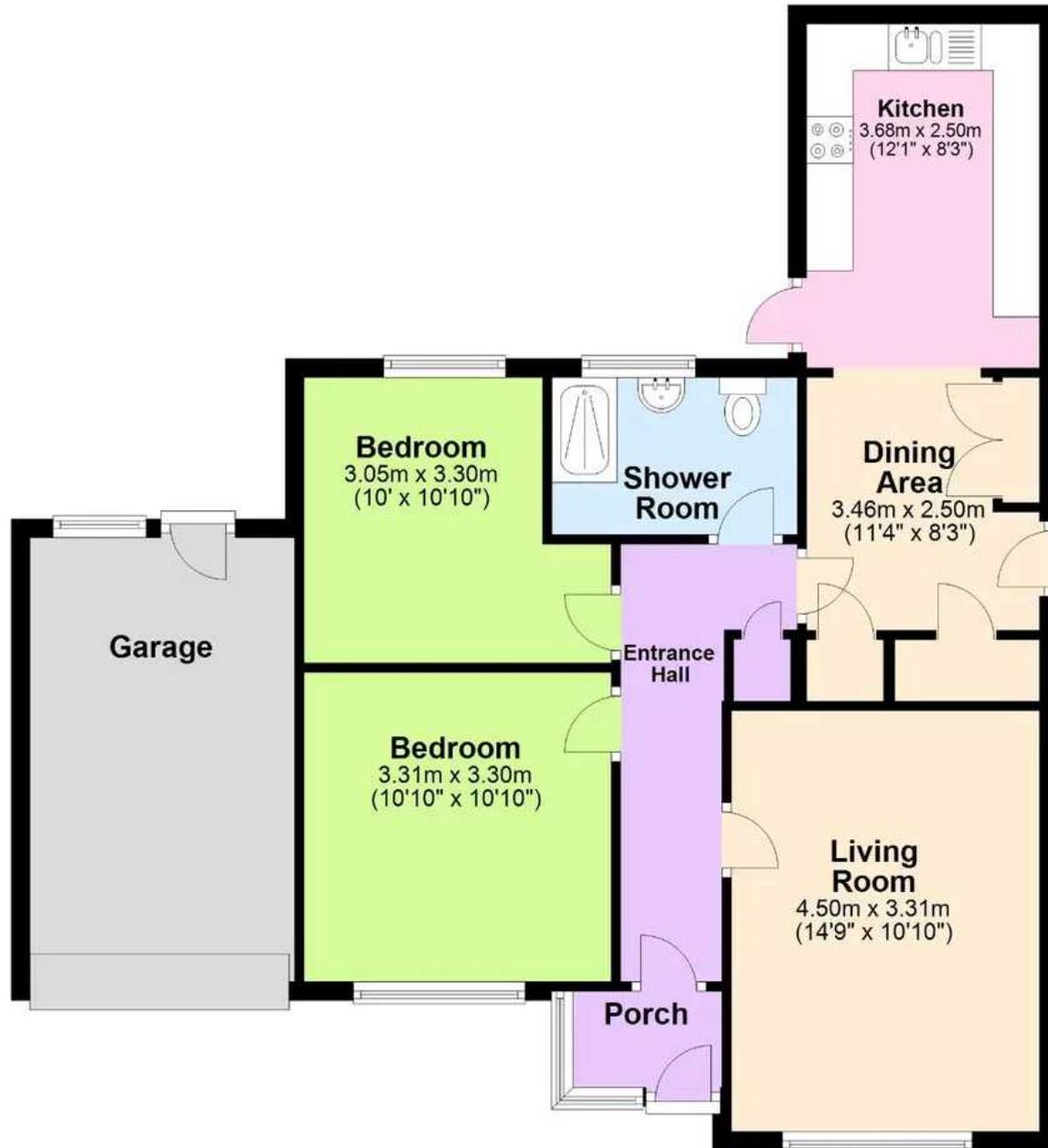


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# Ground Floor

Approx. 81.1 sq. metres (873.3 sq. feet)



Total area: approx. 81.1 sq. metres (873.3 sq. feet)

Approx  
Plan produced using PlanUp.





## Absolute Sales & Lettings

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