

CHRISTOPHER SCALES

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**The Chateau, Stabb Drive, Paignton**

**£679,500**

Commanding breathtaking far-reaching sea views, this stunning detached home in Goodrington offers exceptional living with striking vaulted ceilings and a unique wine cellar. This is the first time this property is being sold since the 1960s, having recently undergone extensive refurbishment to a high standard and offering a contemporary home with large outside space.

At the head of a desirable cul-de-sac, this property benefits from its elevated position, while remaining exceptionally well-connected. Paignton offers a vibrant town centre with a range of shops, restaurants, and leisure facilities, alongside beautiful beaches and excellent transport links. Local amenities are conveniently close, with a bus service and health surgeries easily accessible. For families, there are popular primary and secondary schools nearby, as well as Churston Grammar School and South Devon College. Retail parks on Brixham Road provide excellent shopping facilities from major brands, and Goodrington Sands offers a fantastic nearby beach with leisure activities, cafes and bars.

Approached via a driveway offering ample parking and an EV charging point, leading to a single garage, the entrance opens into a welcoming reception hall with Summer Oak herringbone flooring. The heart of the home is the impressive open-plan living accommodation, featuring vaulted ceilings and a full-height UPVC double glazed window with Juliet balcony that captures the stunning sea views across the bay towards Torquay.

The beautifully appointed kitchen has a vaulted ceiling and a central island with a breakfast bar. It is equipped with granite work surfaces, integrated appliances including an induction hob, dishwasher, and fridge freezer, and features a bespoke wine cellar with electronically operated access. A practical utility area provides space for laundry appliances and additional storage. Off the living area, double doors provide direct access to the wrap-around sun terrace, which can also be accessed from the rear porch.

This home offers four well-proportioned bedrooms. Bedroom one offering a cosy fireplace with an inset log burner, a walk-in wardrobe and a private ensuite, featuring a walk-in shower enclosure, bath and a vanity unit with 'his and hers' sinks. Additionally, there are three further bedrooms, with bedroom two having UPVC double doors opening directly onto the sun terrace.





Completing the internal accommodation is a stylish family bathroom/WC, fitted with a freestanding roll-top bath and separate shower cubicle. A versatile gym/office/games room provides excellent additional space, with double doors opening to the rear garden and convenient access to under-house storage.

Outside, the property features a generous wraparound sun terrace, perfect for enjoying the views and entertaining. The large garden provides ample space and is mainly laid to lawn with fence and hedgerow borders. The single garage benefits from an electric door, light, power, and houses the boiler, hot water cylinder, and solar panel battery.

An internal viewing is highly recommended to fully appreciate this truly exceptional home and the stylish, contemporary living, generous space and breathtaking sea views that are on offer.

**THE ACCOMMODATION COMPRISES**, Composite door with obscure glazed side panels to:

**RECEPTION HALL** Inset spotlights, smoke detector, hatch to loft space, radiators with thermostat control, Summer Oak herringbone flooring, doors to:

**LIVING ACCOMMODATION** - 11.02m reducing to 5.11m (36'2" reducing to 16'9") x 8.59m reducing 4.57m (28'2" reducing to 15'0")

**SITTING/DINING AREA** Vaulted ceiling with inset spotlights, full height UPVC double glazed window with stunning far reaching sea views across the bay towards Torquay with sliding doors to Juliet balcony, vertical radiators, TV connection point, Summer Oak herringbone flooring, underfloor heating, dining area with pendant light point and opening to:

**KITCHEN** Vaulted ceiling with inset spotlights, central Island and breakfast bar with pendant light points over. Fitted kitchen with a range of base and drawer units with granite work surfaces over, inset 1.5 bowl sink and drainer with mixer tap over, inset induction hob with extractor over, wall cabinets, integral dishwasher, bin store and fridge freezer. Wine Cellar, Summer Oak herringbone flooring, underfloor heating. Utility area with space and plumbing for washing machine & tumble drier, utility cupboards and base units with half sink over. Door to:

**PORCH** - 2.06m x 1.88m (6'9" x 6'2") With lantern skylight, UPVC full height corner window with far reaching sea views, vertical radiator, tiled flooring, door to the sun terrace.

**BEDROOM ONE** - 4.55m x 3.96m (14'11" x 13'0") Maximum measurements. Inset spotlights, UPVC double glazed window to front aspect, radiators with thermostat control, fireplace with insect log burner on tiled Heath, TV connection point, door to ensuite, opening to:

**WALK-IN WARDROBE** With inset spotlights, wardrobes and shoe storage, radiator with thermostat control.



**ENSUITE** - 3.89m x 1.93m (12'9" x 6'4") Maximum measurements. Skylight, extractor fan, inset spotlights. Comprising walk-in shower enclosure with glazed screen, bath with central taps, vanity unit with 'his & her' wash hand basins, WC, tiled walls and floor, radiator/towel rail, shaver socket.

**BEDROOM TWO** - 4.47m x 2.74m (14'8" x 9') Inset spotlights, UPVC double glazed window to front aspect, radiator thermostat control, UPVC double doors opening onto the sun terrace.

**BEDROOM THREE** - 3.53m x 2.74m (11'7" x 9') Inset spotlights, UPVC double glazed window to front aspect, radiator with thermostat control, TV connection point.

**BEDROOM FOUR** - 2.72m x 2.13m (8'11" x 7') Inset spotlights, UPVC double glazed window to side aspect, radiator with thermostat control.

**BATHROOM/WC** - 2.69m x 1.96m (8'10" x 6'5") Light point, UPVC obscure glazed window. Comprising freestanding ball and clawfoot roll top bath with rainfall tap over, vanity unit within inset sink, WC, separate shower cubicle, tiled walls, tiled floor, radiator/towel rail, shaver socket.

**GYM/OFFICE/GAMES ROOM** - 5.13m x 3.71m (16'10" x 12'2") Inset spotlights, smoke detector, radiator with thermostat control, UPVC double doors opening to the rear garden, access to under house storage.

**GARAGE** - 4.83m x 2.36m (15'10" x 7'9") Electric door, obscure double glazed window to side, light point and power points, boiler and hot water cylinder, gas meter, electric meter and consumer unit, solar panel battery.

### USEFUL INFORMATION

Tenure - Freehold

Age - 1960's

Heating - Gas Central Heating

Drainage - Mains

Windows - Double glazed

Council Tax - D

EPC Rating - C/78 Potential C/80

Broadband - To be confirmed

Mobile - To be confirmed

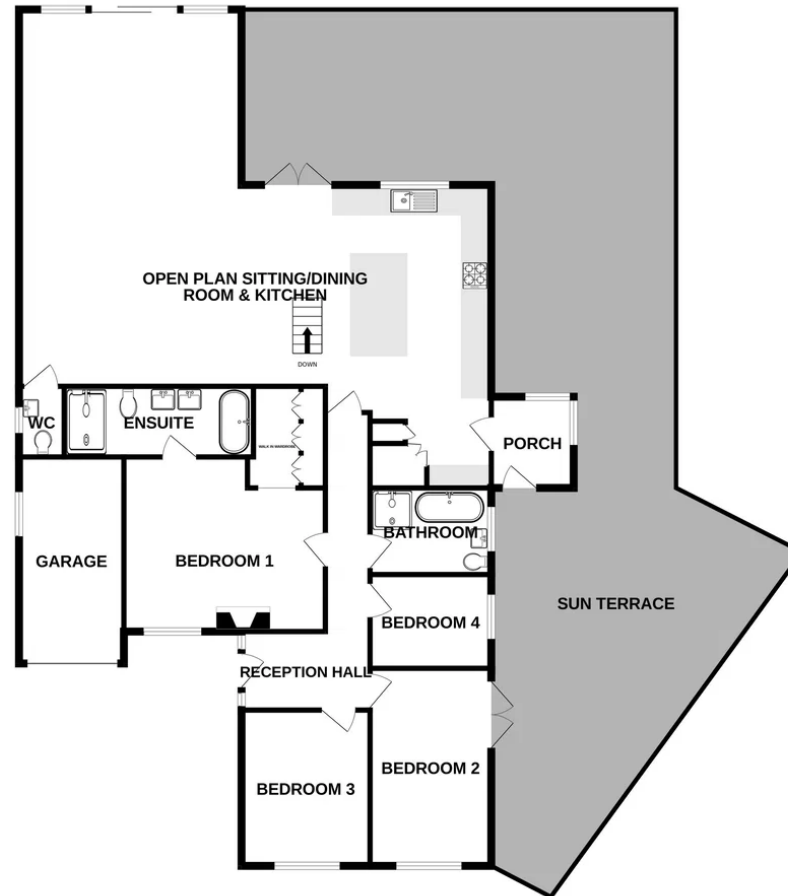
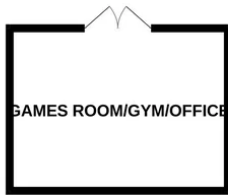
Please note that this property is subject to an owned solar panel installation and has open cell spray foam insulation in the loft.





BASEMENT

GROUND FLOOR



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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