



Pillar Avenue, Brixham, TQ5 8LB

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£205,000 Freehold



Just stone's throw from the convenient shops on Pillar Avenue, including a convenience store, hardware store and corner shop, this **THREE BEDROOM TERRACED HOUSE** offers an excellent opportunity for buyers looking to put their own stamp on a well-positioned property. The local bus service passes nearby along Northfields Lane, providing easy access to surrounding areas, while the property occupies a lovely level plot with the added benefit of **NO ONWARD CHAIN**.

To the front, the property is approached via a generous concrete driveway providing off-road parking for several vehicles. An integral garage offers additional storage and has been partitioned to create a useful storeroom, making it ideal for hobbies, tools or household storage.

An entrance porch welcomes you into the home, with one internal door providing access to the garage/store and a second leading into the spacious lounge/dining room. This bright, dual-aspect living space enjoys a window to the front and sliding patio doors opening onto the rear garden, allowing plenty of natural light to flood the room while creating an excellent connection between the indoor and outdoor living areas.

The kitchen is accessed from the lounge/dining room and overlooks the rear garden through a large window. It is fitted with a range of units and houses the wall-mounted gas-fired boiler. While functional, the kitchen would benefit from updating, presenting an ideal opportunity to create a modern family space tailored to individual tastes.

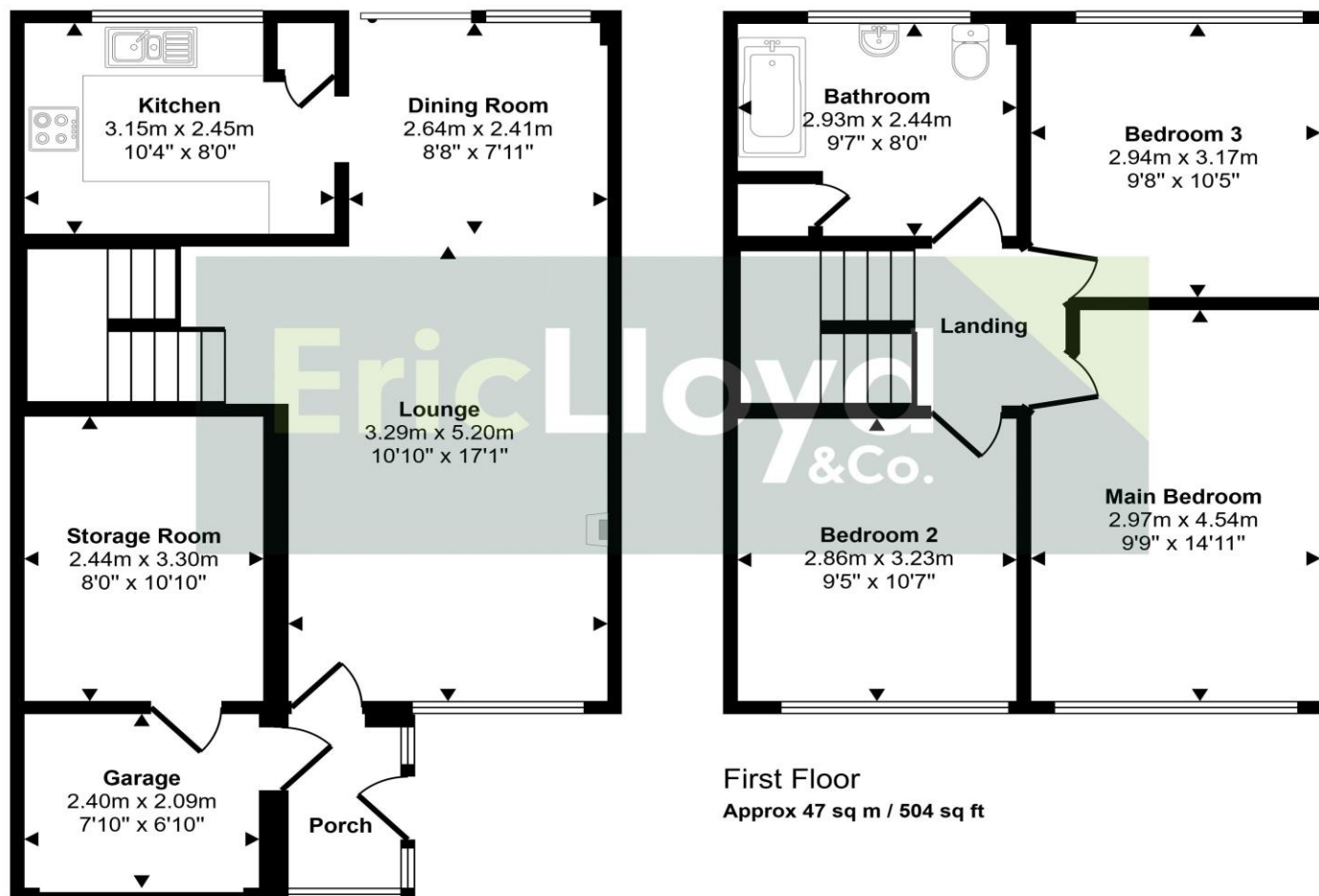
Outside, the rear garden has been thoughtfully landscaped for low maintenance, featuring a spacious patio ideal for outdoor dining and entertaining.

A rear gate provides convenient pedestrian access onto the pathway behind the property. Stairs rise centrally from the ground floor to the first-floor landing, where there are three well-proportioned double bedrooms, an increasingly rare feature in homes of this type. Two bedrooms overlook the front of the property, while the third enjoys views across the rear garden. Completing the accommodation is a generous family bathroom comprising a panelled bath with electric shower over, pedestal wash hand basin and close-coupled WC.

Offered to the market with no onward chain, this property presents an exciting opportunity for buyers seeking a home with excellent potential. Although it would benefit from a programme of refurbishment and modernisation, its sought-after location, spacious accommodation and level plot make it an ideal purchase for families, first-time buyers or investors alike.



Approx Gross Internal Area
102 sq m / 1101 sq ft



First Floor
Approx 47 sq m / 504 sq ft

Ground Floor
Approx 55 sq m / 597 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



ENERGY PERFORMANCE RATING: D

COUNCIL TAX BAND: C

AGENTS NOTES: The Ofcom website indicates broadband and mobile phone reception is available at this address.

VIEWINGS ARRANGEMENTS

Strictly by appointment through Eric Lloyd & Co

01803 852773

42 Fore Street, Brixham, TQ5 8DZ
brixham@ericlloyd.co.uk

01803 844466

6 Churston Broadway, Breadsands TQ4 6LE
churston@ericlloyd.co.uk

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