



Hillside Bonaventure Road, Salcombe

Guide Price £1,300,000

HARRIET
GEORGE

Hillside

Bonaventure Road, Salcombe

Having superb views of the Salcombe Estuary towards South Pool Creek, a handsome, Victorian detached home on a much sought after residential road.

Salcombe is renowned as a sailing and boating centre, located beside one of the loveliest estuaries in the South West with miles of sheltered water and fine sandy beaches on either side of its mouth.

The popular town has an excellent range of shops, pubs and restaurants. Salcombe offers two sandy beaches, North Sands and South Sands, and a short boat trip across the water to East Portlemouth provides access to a long sandy beach with hidden coves backed by woodland and coastal paths.

Occupying a commanding position in this popular and quiet residential area, Hillside takes full advantage of the stunning estuary views of South Pool and Batson Creeks bordered by ever changing countryside scenes that include Snapes Point and Scoble Point. Out of the hustle and bustle, yet within easy and comfortable walking distance of the town centre and all its amenities, this is one of the most sought after locations in Salcombe.

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: E



Built in 1910, Hillside is a substantial detached villa occupying a prominent position within the town; the house has been in the same family ownership for over 30 years. The spacious, bright and airy accommodation is superbly proportioned and arranged over three floors with the principal rooms at the rear to appreciate the views.

On the ground floor is an entrance hall, sitting room with bay window and dining room with open fire and French doors to a large terrace which extends across the width of the house and has spectacular views. The spacious kitchen is at the front and there is also a guest cloakroom on this floor.

The current owners converted the lower ground floor creating three bedrooms and a family bathroom; French doors from one of the rooms leads out to the garden.

On the first floor are three bedrooms, a generous family bathroom and separate shower room. The two large bedrooms on the estuary side have stunning views.

At the front of the house is off-road parking for several cars while at the rear the garden is mainly laid to lawn with planted borders.

Opportunities to acquire a property to renovate in one of the towns most desirable locations are few and far between and viewing is highly recommended to fully appreciate everything Hillside offers.

SERVICES

Mains water, drainage, gas and electricity.

DIRECTIONS

On entering Salcombe by the A381 road continue straight ahead at the first crossroads along Main Road. Follow this road around the side of the hill and at the next crossroads turn left into St Dunstons Road. Follow this road to the top of the hill and then turn right into Herbert Road. Near the bottom of Herbert Road turn left into Bonaventure Road.



Approximate Gross Internal Area = 182 sqm / 1959 sq ft



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All dimensions are approximate and for general guidance only; whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances have not been tested and no guarantee can be given they are in working order. Internal photographs are for general information and it must not be inferred that any item shown is included with the property. Purchasers must satisfy themselves by inspection.