



Asking Price Of £199,950

Louville Close,  
Paignton, TQ4 6RB

A two bedroom mews property located in the highly popular location of Goodrington, Paignton. The property comprises of a kitchen/breakfast room, living room, two bedrooms, a family bathroom and allocated parking. The property is ideally situated within easy reach of Goodrington beach, Waterside local shops, restaurants and cafes, bus links and more. The property is being sold with no onward chain!



**KITCHEN** A uPVC double glazed front door opens into a fitted kitchen featuring a range of matching wall and base units with roll edge work surfaces over. The kitchen features an electric single oven with grill, a four ring hob with an extractor hood above, space and plumbing for a washing machine, and space for a freestanding fridge freezer. There is also ample room for a breakfast table, making this a practical and sociable space. Finished with a tiled splashback and a uPVC double glazed window.

**LIVING ROOM** A spacious living room positioned to the front of the property, offering plenty of space for furniture. Stairs rise to the first floor, while a uPVC double glazed windows provide natural light. The room also benefits from TV and broadband points, together with a gas central heating radiator.

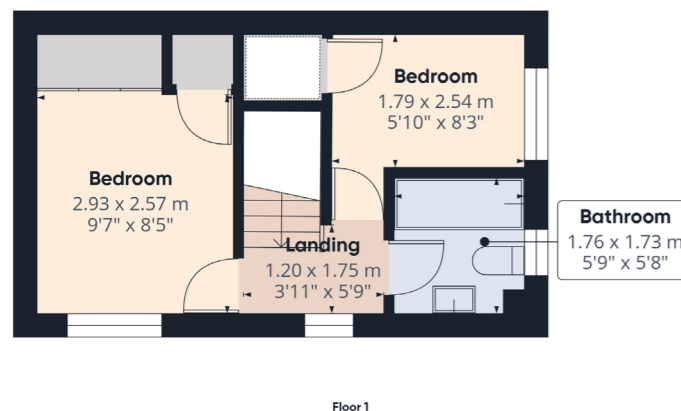
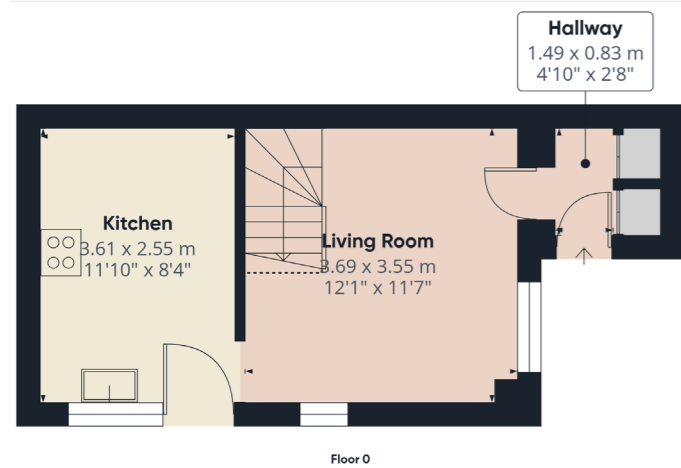
### FIRST FLOOR

**BEDROOM ONE** A generously proportioned principal bedroom featuring built in wardrobes, a uPVC double glazed window, and a gas central heating radiator.

**BEDROOM TWO** A well sized single bedroom with a uPVC double glazed window and a gas central heating radiator, ideal as a child's room or home office.

**BATHROOM** Fitted with a three piece suite comprising a low level WC, pedestal wash hand basin, and a panelled bath with shower over. The room is complemented by tiled walls and a uPVC obscure double glazed window.

**OUTSIDE** To the front of the property is off road parking for one vehicle. A small patio area provides an ideal spot for a bistro table and chairs, creating a welcoming entrance and a pleasant space to sit.



Address 'Louville Close, Paignton, TQ4 6RB'

Tenure 'Freehold'

Council Tax Band 'B'

EPC Rating '65 | D'

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