



Taylor's
sales & lettings

Asking Price Of £220,000

Torquay Road,
Paignton, TQ3 2AL

A beautifully presented and characterful two/three bedroom 19th century terraced home situated in the highly desirable level Preston area. Offering wonderfully spacious accommodation with impressive high ceilings and generous room proportions, the property retains a wealth of period charm including picture rails and sash-style windows, whilst being complemented by a stylish modern finish. The versatile ground floor provides the option of a third bedroom or separate dining room, alongside a cosy living room with log burner, contemporary kitchen and useful office space. Perfectly positioned within level walking distance of a Sainsbury's Local, Pembroke House Surgery, pharmacy, restaurants and further local amenities, this delightful home also benefits from a private enclosed rear garden and is offered to the market with no onward chain.



LIVING ROOM A fantastic and inviting reception room enjoying a bright and airy feel whilst retaining a wonderful sense of warmth and character. A charming log burner creates an attractive focal point, whilst uPVC double glazed French doors allow plenty of natural light into the room and open directly onto the rear garden. Further benefitting from useful under stairs storage and a gas central heating radiator.

KITCHEN A stylish galley-style kitchen fitted with a contemporary range of wall, base and drawer units complemented by tiled flooring. Integrated appliances include a microwave, eye-level electric oven, induction hob with extractor hood, fridge freezer and dishwasher. A skylight floods the kitchen with natural light, complemented by a uPVC double glazed window, creating a wonderfully bright and modern space.

OFFICE / UTILITY SPACE A particularly useful and versatile room currently providing additional appliance space for a large fridge, freezer and tumble dryer. Benefitting from an electrical supply, insulation, uPVC double glazed window and gas central heating radiator, the room also lends itself perfectly to use as a home office, study or hobby space.

FIRST FLOOR

BEDROOM ONE An exceptionally generous principal double bedroom showcasing the impressive proportions associated with a property of this period. Offering ample space for a large bed alongside substantial wardrobes and additional bedroom furniture, the room benefits from uPVC double glazed sash-style windows and a gas central heating radiator.

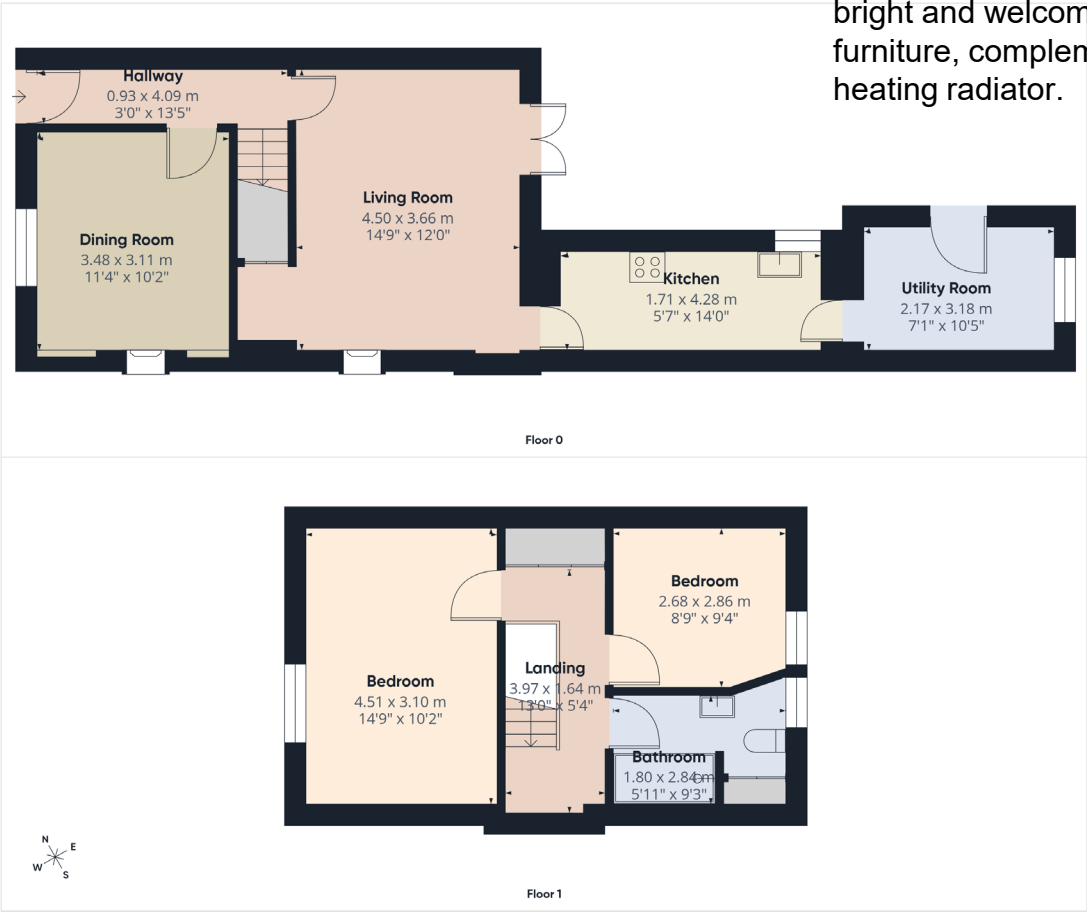
BEDROOM TWO A further well-proportioned double bedroom enjoying a bright and welcoming feel. There is ample room for wardrobe and bedroom furniture, complemented by a uPVC double glazed window and gas central heating radiator.

SHOWER ROOM A recently fitted and beautifully presented shower room featuring a generous low-profile walk-in shower with rainfall shower head, vanity wash hand basin and low level WC. Further benefits include a uPVC double glazed obscured window and useful airing cupboard which also houses the combination boiler.

OUTSIDE

REAR GARDEN A wonderfully private and fully enclosed rear garden designed with ease of maintenance in mind. Predominantly laid to patio, the garden provides plenty of space for outdoor seating, entertaining and an array of pots and planters, complemented by established flower beds. Rear access provides additional convenience.

PARKING On-street parking is available within the surrounding area.



Address 'Torquay Road, Paignton, TQ3 2AL'

Tenure 'Freehold'

Council Tax Band 'B'

EPC Rating '68 | D'

Taylor's Estate Agents
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