



22 Burton Villa Close, Brixham, Devon, TQ5 9JB
Freehold House - End Terrace
£235,000

boycebrixham
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A beautifully refurbished three-bedroom end-terrace home, presented in excellent condition and offered for sale with no onward chain. The property has undergone a programme of improvement, creating a fresh and contemporary home that is ready to move straight into. Further benefits include two allocated off-street parking spaces, double glazing, gas central heating and newly fitted carpets.

The ground floor has been thoughtfully reconfigured with modern family living in mind. To the front is a comfortable separate living room, while the real highlight is the impressive open-plan kitchen/dining room extending across the full width of the rear of the property. The newly fitted kitchen provides a stylish and practical workspace, with plenty of room alongside for dining and family seating, creating a wonderfully sociable everyday living space.

Sliding patio doors lead directly from the kitchen/dining room into the enclosed rear garden, providing a natural connection between the house and outside. The garden is level and designed with ease of maintenance in mind, making it equally suited to families, entertaining or simply enjoying the warmer months without demanding extensive upkeep.

Upstairs, the accommodation continues with three well-proportioned bedrooms, including two particularly good-sized double rooms with built-in wardrobes, together with a useful third bedroom. A modern, recently upgraded three-piece family bathroom completes the first floor. The combination of three bedrooms and generous living accommodation makes this a particularly versatile home for couples and growing families alike.

The property is conveniently positioned approximately three-quarters of a mile from Brixham town centre, placing an excellent range of shops and everyday amenities within easy reach, along with the town's picturesque harbour, cafés, bars and restaurants. Primary and secondary schools are also conveniently located nearby, while Brixham's main bus station provides regular connections towards Paignton and Torquay. Combining a stylish refurbished interior, excellent family accommodation, parking and a low-maintenance garden, this is an attractive opportunity in a convenient Brixham location.

Council Tax Band: C



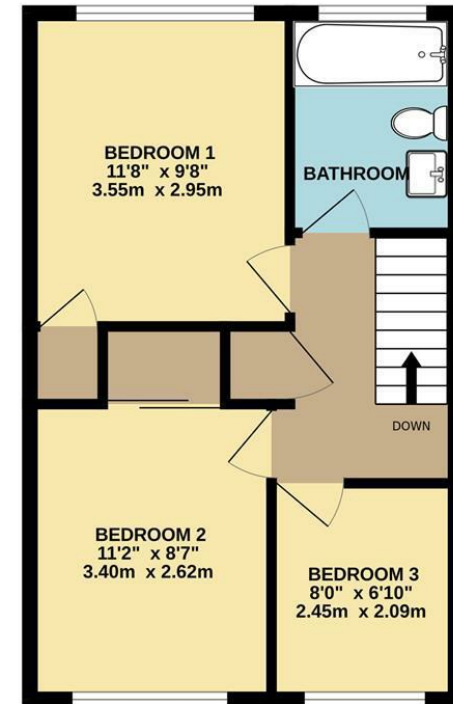
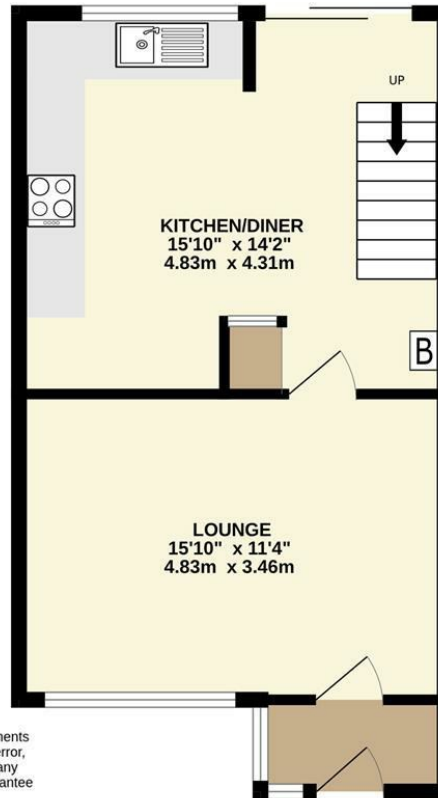
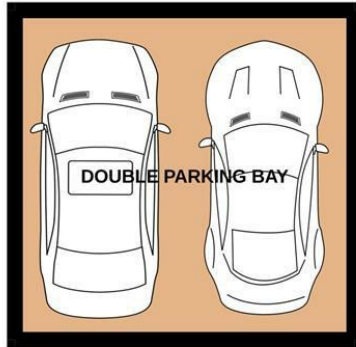
- 2 x Parking Spaces
- Enclosed Low-Maintenance Rear Garden
- Convenient Central Cul De Sac
- Available with No Onward Chain
- Modern Kitchen & Bathroom
- Good Size Rooms





GROUND FLOOR
581 sq.ft. (54.0 sq.m.) approx.

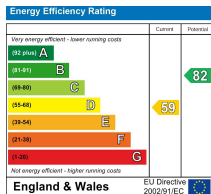
1ST FLOOR
404 sq.ft. (37.6 sq.m.) approx.



TOTAL FLOOR AREA : 986 sq.ft. (91.6 sq.m.) approx.

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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Current EPC Rating: D



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