



Offers Over £699,995

Winsu Avenue,
Preston, Paignton,
TQ3 1QG

A superbly presented and substantially sized four bedroom detached family home located within the highly desirable location of Preston, Paignton. The property comprises of a wide and welcoming entrance hallway, a large living room, a spacious kitchen that flows through to a generous dining room, a useful downstairs cloakroom, four double bedrooms with the master being en-suite, a further family bathroom, a double garage with utility room, sun soaked south facing gardens and off road parking. The property boasts scenic sea views across Paignton and out to Berry Head and is perfectly positioned within easy reach of Oldway mansions, primary schools, bus links, local shops, doctors and pharmacies, Preston sands beach and more.



ENTRANCE HALL A aluminium designer front door opens into a wide and welcoming inner hallway. Ash and glazed internal doors lead to the principal ground floor rooms, while stairs rise gracefully to the first floor. The hallway also benefits from an under stairs storage cupboard, wall mounted lighting, two gas central heating radiators, and a courtesy door providing internal access to the garage. Solid Ash flooring throughout.

CLOAKROOM A practical ground floor cloakroom comprising a low level WC, pedestal wash hand basin, part tiled walls, obscure glazed windows and a gas central heating radiator.

KITCHEN This spacious and contemporary kitchen is beautifully appointed with an extensive range of base, wall and drawer units complemented by solid wood work surfaces. A 1.5 bowl composite sink and drainer, quality appliances including an eye level double Neff oven with grill, five ring induction hob with extractor hood above, integrated microwave, and a built in coffee machine. A Bosch integrated dishwasher is also included. There is space and plumbing for a fridge freezer, underfloor heating, a gas central heating radiator, and a uPVC double glazed door leading to an additional porch area. An open archway flows seamlessly into the dining room.

DINING ROOM A wonderfully spacious dining area designed for modern living and entertaining, comfortably accommodating an 8/10 seater table. An archway connects back to the kitchen, while glazed sliding doors open into the living room, enhancing the sense of space and flow. Aluminium double glazed bi-fold doors open directly onto the sun deck, where breathtaking sea views stretch across Paignton and towards Berry Head.

LIVING ROOM A beautifully light filled living room enjoying a desirable south facing aspect over the landscaped gardens with picturesque sea views towards Berry Head, Brixham. The room features a charming log burning stove, television and internet points, ample space for furnishings, and subtly tinted uPVC double glazed windows that still allow light to flood in. Sliding patio doors open onto the decked terrace, and a gas central heating radiator. Solid Ash flooring throughout.

FIRST FLOOR

BEDROOM ONE An exceptionally spacious and sun drenched master bedroom boasting picturesque sea views across the bay and overlooking the beautifully maintained rear gardens. The room benefits from mirrored built in wardrobes, a uPVC double glazed window, gas central heating radiator and an ash door leading to:-

EN-SUITE A sleek and contemporary en-suite featuring a low level WC, pedestal wash hand basin, and a generous walk in shower enclosure with power shower. Finished with modern tiling, a wall hung cabinet and a matt grey heated towel rail.

BEDROOM TWO A further generously proportioned double bedroom positioned to the rear, enjoying stunning sea views across to Berry Head. Complete with mirrored built in wardrobes, uPVC double glazed window, and gas central heating radiator.

BEDROOM THREE A spacious double bedroom to the front aspect of the property, offering built in wardrobes, uPVC double glazed window, and gas central heating radiator.

BEDROOM FOUR Another sizeable double bedroom currently utilised as a workroom. An ideal bedroom, office, study or hobby room, featuring built in storage, uPVC double glazed window and gas central heating radiator.

FAMILY BATHROOM A modern family bathroom comprising a low level WC, pedestal wash hand basin, and a panelled Jacuzzi bath with shower attachment over. Finished with tiled walls and flooring, an obscure uPVC double glazed window and a chrome heated towel rail.

OUTSIDE

REAR GARDEN The south facing rear garden has been thoughtfully designed to maximise both sunshine and enjoyment. A large composite sun deck extends from the living areas, complete with integrated outdoor lighting perfect for alfresco dining and entertaining whilst enjoying the gorgeous sea views. Steps descend to a further patio area and onto expansive lawned gardens bordered by mature shrubs and planting.

GARAGE & UTILITY A substantial garage with two electric roller doors currently combined as one large space with a partial dividing wall. The garage benefits from power, lighting, and a water tap. A door leads to a useful utility room with space and plumbing for a washing machine and tumble dryer, roll edge work surfaces above and overhead storage units, the space also houses the boiler, and a uPVC double glazed door providing direct access to the garden.

PARKING Off road parking to the front of the property for 2 vehicles.

Address 'Winsu Avenue, Preston, Paignton, TQ3 1QG'

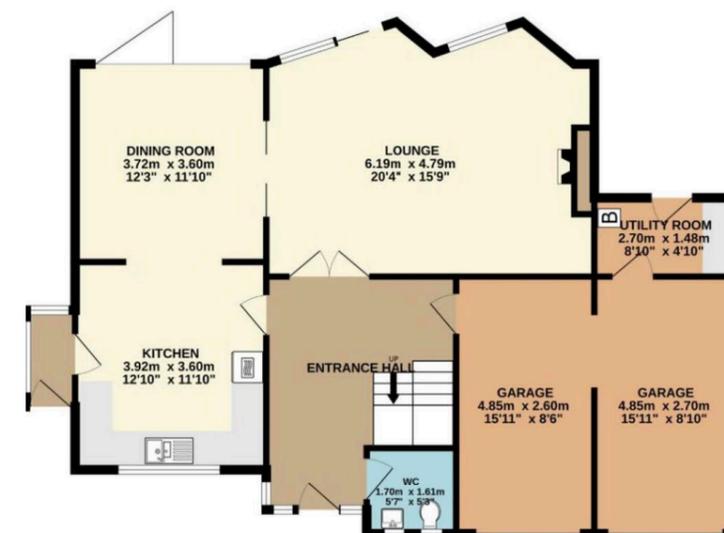
Tenure 'Freehold'

Council Tax Band 'E'

EPC Rating '59 | D'

Taylor's Estate Agents
256 Torquay Road
Paignton
TQ3 2EZ

GROUND FLOOR
102.6 sq.m. (1104 sq.ft.) approx.



1ST FLOOR
74.9 sq.m. (806 sq.ft.) approx.

