



Curledge Street
Paignton

**Curledge Street
Paignton TQ4 5BA**

**for sale offers in the region of
£210,000**



Property Description

Positioned in a convenient and level location close to the town centre and local amenities, this mature three-bedroom end-terrace home represents an exciting opportunity for buyers seeking a renovation project with excellent potential. Requiring modernisation throughout, the property offers well-proportioned accommodation, gas central heating, useful storage facilities and low-maintenance gardens, making it an ideal purchase for investors, developers or buyers looking to create a home tailored to their own specification. Offered for sale with no onward chain, an internal viewing is highly recommended to fully appreciate the scope and possibilities on offer.

On Approach

The property is approached via an easily maintained front garden and a uPVC double glazed front door opens into

Step Inside

This welcoming entrance area provides access to the principal ground floor accommodation and features stairs rising to the first floor, wood laminate flooring and a radiator. The hallway immediately gives a sense of the property's traditional layout and generous proportions, offering an excellent starting point for those looking to undertake refurbishment.

Lounge

Located at the front of the property is the lounge, a comfortable reception room enjoying a pleasant outlook through a window to the front elevation. The room features a fitted electric fire which provides a focal point, together with picture rails that hint at the property's original character. Additional features include power points, a radiator and television aerial connection point. With its good proportions and natural light, the lounge offers excellent potential to become a stylish and inviting living space once updated.

Kitchen & Dining Room

To the rear of the property is the kitchen/dining room, a generous area extending across the width of the home. Offering ample space for both cooking and dining, the room currently comprises an inset stainless steel sink unit with single drainer, roll-edged work surfaces and a selection of fitted floor and wall-mounted cupboards. There is designated space for a freestanding cooker as well as room for a dining table and chairs, making this a practical family area with significant scope for redesign and enhancement. A radiator and multiple power points add to the room's functionality, while a useful understairs storage cupboard provides additional space for household items. A window overlooks the rear courtyard, and a uPVC double glazed door offers direct access to the outside area, creating a convenient connection between indoor and outdoor spaces.

First Floor Landing

The first-floor accommodation is accessed from the landing, which benefits from loft access and a built-in cupboard housing the gas boiler that supplies the domestic hot water and central heating system.

Bedroom One

Bedroom one is a generously sized double room positioned at the front of the property. Benefiting from a large window that allows natural light to flood the space, the room offers ample scope for a modern bedroom design. Further features include a radiator and power points.

Bedroom Two

Bedroom two is another front-facing room and provides a versatile space suitable as a guest bedroom, children's room or home office. Like the principal bedroom, it benefits from a front aspect window, radiator and power points.

Bedroom Three

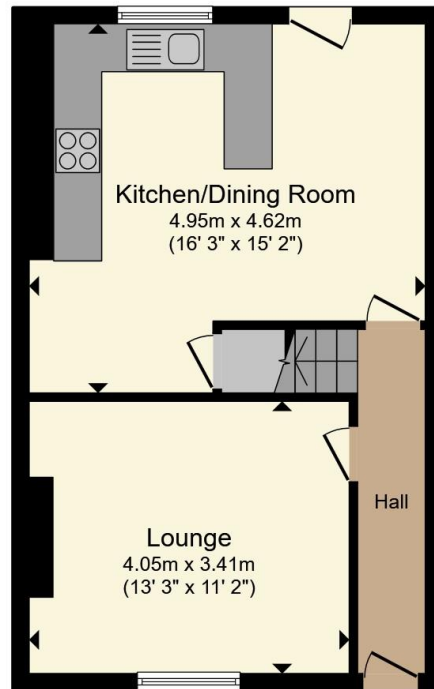
Bedroom three enjoys an outlook over the rear of the property and offers flexibility for a variety of uses. Whether utilised as a bedroom, study, hobby room or dressing room, it represents a useful addition to the accommodation. The room also benefits from a radiator and power points.

Bathroom

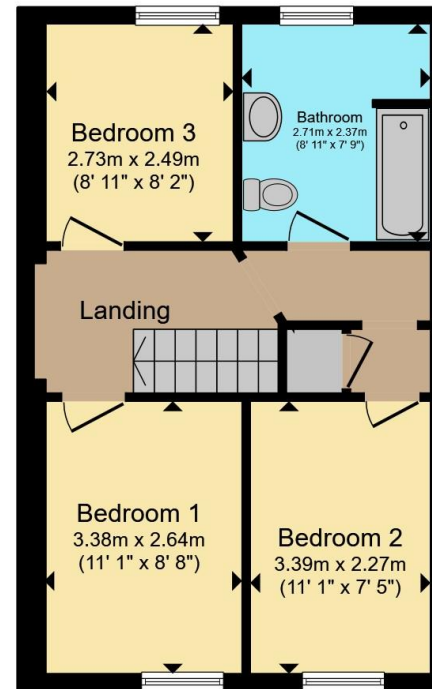
Completing the first-floor accommodation is the bathroom, fitted with a white suite comprising a low-level WC, pedestal wash hand basin and bath, with an electric shower over. An obscure uPVC double glazed window provides natural light and ventilation while maintaining privacy.







Ground Floor



First Floor

Total floor area 80.5 m² (866 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Band: B

Tenure: Freehold

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