



Connells

Babbacombe Downs Road
Torquay



Property Description

Guide price £650,000 - £700,000

Connells are extremely delighted to bring to the market this truly outstanding coastal residence, occupying an exceptional and highly sought-after position at the very top of the hillside overlooking the breathtaking scenery of Babbacombe Bay. Set within an elevated vantage point, this remarkable home enjoys far-reaching panoramic views across surrounding woodland and stretching towards Lyme Bay, creating a spectacular backdrop that can be appreciated throughout the year. Originally two traditional cottages, the property has been thoughtfully and expertly combined to form a spacious and beautifully proportioned four-bedroom home. The careful integration of the original buildings has resulted in a property that retains character and charm while offering the generous accommodation and modern comforts demanded by today's lifestyle. The result is a unique and versatile home that perfectly balances coastal character with contemporary living. The location itself is truly second to none. The property is ideally positioned close to the renowned Babbacombe Cliff Railway, which provides a charming and convenient connection between the cliff tops and the shingle beaches of Oddicombe and Babbacombe downs below. The area also benefits from a wide range of nearby amenities, including a shopping precinct, medical centres, cafés, and the highly regarded Torquay Golf Club, ensuring both lifestyle and convenience are well catered for.

On Approach

The approach to the property immediately sets the tone for what lies beyond. Accessed via a private driveway, the home benefits from ample off-road parking for multiple vehicles, a feature that is rarely found in properties of this type and location. The driveway gently leads down towards a single garage, providing further practicality for storage, hobbies or secure parking.

Another standout feature of this exceptional home is the generous garden, an increasingly rare offering for properties situated so close to the coastline. The outdoor space allows residents to fully embrace the peaceful surroundings while enjoying uninterrupted views of the sea and woodland. The garden is perfectly suited for outdoor dining, relaxation, and entertaining, all just a stone's throw away from the scenic Babbacombe Downs.

On Entrance

As you step inside the home, approached via the private driveway, you are welcomed through a half-glazed front door into a bright and inviting entrance porch. Finished with wood-effect flooring, this space offers a practical transition from outdoors while setting a warm and welcoming tone for the rest of the property.

Lounge

From here, the door opens into a stunning double-aspect lounge, flooded with natural light and enhanced by charming exposed timber beams that reflect the home's cottage origins. A cosy fireplace forms a central focal point, creating a perfect setting for relaxing evenings or entertaining guests. The generous proportions of this room allow for a variety of furniture arrangements, making it both comfortable and versatile.

Study/Snug

Leading from the lounge, you are guided into a study, a flexible space that could easily serve as a homework



room, snug, home office, or even a fifth bedroom if required. This adaptability further enhances the appeal of the property, allowing it to suit a wide range of buyers and lifestyles.

Dining Room

Continuing through the home, you enter the dining room, another bright and welcoming space overlooking the conservatory. This room is ideal for formal dining and entertaining, offering a wonderful flow between the main living areas. From here, you are drawn into the conservatory.

Conservatory

A truly delightful space featuring tiled flooring and panoramic views over the beautifully maintained gardens and towards Lyme Bay. Double doors open directly onto the garden and driveway, seamlessly blending indoor and outdoor living and providing an ideal setting for enjoying the coastal atmosphere.

Cloakroom

Returning to the main hallway, you will find a conveniently located cloakroom, catering perfectly for guests and everyday family use. Further along the hallway, the home truly comes into its own with the reveal of the stunning kitchen.

Kitchen

The kitchen is an absolute highlight of the property, thoughtfully designed to combine style and functionality. It boasts a comprehensive range of cream units paired with elegant granite work surfaces, providing ample storage and preparation space. There is room for a range cooker, integrated appliances, and a separate central island unit, making this kitchen both practical and sociable. Positioned beneath a large skylight, the space is filled with natural light throughout the day, creating a bright and uplifting environment ideal for both everyday cooking and entertaining.

Ascending the staircase from the hallway, you

reach the first-floor accommodation, where doors lead to the principal bedrooms and bathroom facilities.

Master Bedroom

The primary bedroom is a beautifully appointed room benefiting from a double-aspect layout, offering breathtaking views over the woodland canopy and out towards Lyme Bay and beyond. This serene retreat features built-in triple wardrobes, drawers, and a dressing table unit, while still providing ample space for additional furniture.

Second Bedroom With Ensuite

The second bedroom is another generously sized double, also enjoying stunning views and the added benefit of its own modern ensuite bathroom. This private facility is finished to a contemporary standard, offering comfort and convenience for guests or family members.

Third Bedroom

The third bedroom is also a double room, enjoying views towards Lyme Bay and providing plenty of space for furniture.

Fourth Bedroom

The fourth bedroom, another well-proportioned double, offers flexibility for use as a guest room, child's bedroom, or additional home office, again with ample space to accommodate furnishings.

Bathroom

Completing the first-floor accommodation is the modern family bathroom, finished to a high standard and thoughtfully designed to cater to the needs of a busy household.





Ground Floor



First Floor

Total floor area 180.4 m² (1,942 sq.ft.) approx

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EPC Rating: D Council Tax
 Band: E

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Tenure: Freehold



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