



Leeward Lane, TQ2 7GQ
Torquay



Guide Price
£260,000 - £280,000

This wonderful 3-bedroom semi-detached family home is located on a quiet street in the desirable area of The Willows. Situated within easy reach of local primary and secondary schools as well as a large range of shops and amenities. There are excellent transport links nearby with easy access to Exeter via the A380 and the M5 beyond.

Positioned on a quiet spot, you approach the front door via a pathway where to one side you have a gravelled garden and on the other is a driveway which leads to the garage. Once inside you have a welcoming entrance hall with stairs to the first floor and a downstairs W/C with corner wash hand basin and low level W/C. A door leads to a spacious lounge with window to the front. The kitchen/dining room is a good size and is bright and breezy and has a range of floor, wall and drawer units, inset electric hob and fitted electric oven, space for a dishwasher and for fridge freezer, stainless steel sink drainer unit, understairs cupboard, window with outlook over garden and French doors out to your patio and garden. From here there is an internal door to the garage which features power and lighting with room for a tumble dryer and plumbing for a washing machine.

On the first floor are 3 bedrooms, Bedroom 1 is a good sized double boasting a built in wardrobe as well as an ensuite shower room with low level W/C and wash hand basin. Bedroom 2 is a good sized double and bedroom 3 is a single room, both rooms benefit from lovely views. The family bathroom is well presented and comprises of a bath with mixer taps and shower over, low level W/C and wash hand basin.

Outside is an easy to maintain garden which is predominantly laid to lawn with a shrub border to one side and a good size patio making the perfect space for barbeques and summer entertaining.





STAR POINTS

- Semi-Detached Family Home
- NO ONWARD CHAIN
- Easy to Maintain Garden
- Master Ensuite
- Popular Location
- Quite Area
- Garage & Driveway
- Close to Amenities
- Close to Schools
- Good Size

ADDITIONAL INFORMATION

Tenure - Freehold

Council Tax Band - D

Local Authority - Torbay Council

EPC - C

There is a water meter at the property.

For prices & more information about Council Tax go to the local authorities website.

<https://www.torbay.gov.uk/council-tax/>

Check broadband Availability at Openreach Fibre-Checker. <https://www.openreach.com/fibre-checker>

Check mobile signal at Ofcom Mobile-Coverage.

<https://checker.ofcom.org.uk/en-gb/mobile-coverage>

VIEWING ARRANGEMENTS

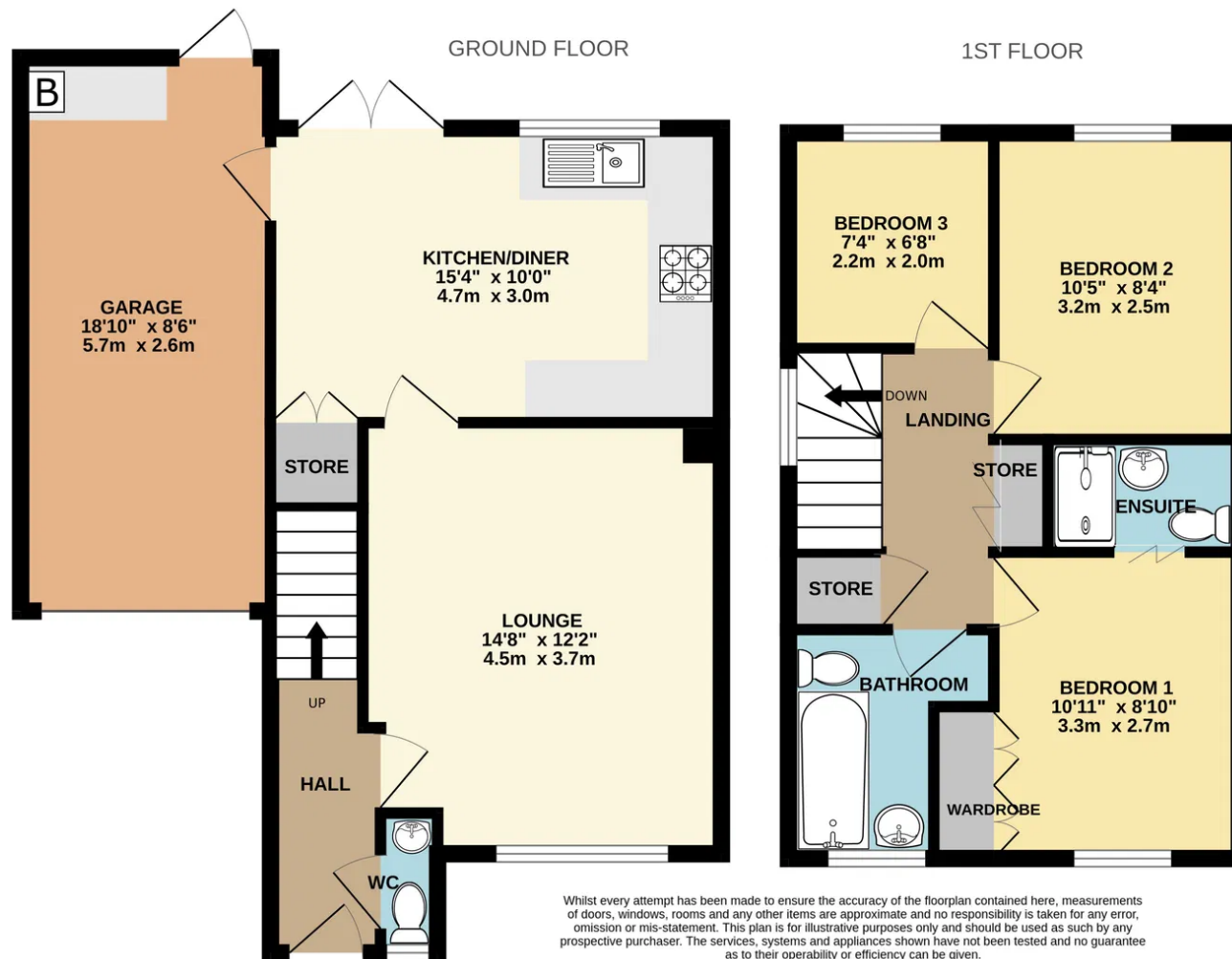
For further information or to arrange a viewing please contact our Chelston Office on 01803 897321.

DIRECTIONS

What 3 Words: dearest.catapult.stumps

Sat-Nav: TQ2 7GQ





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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