

SIMPLY GREEN

Orchid Vale, Kingsteignton, TQ12 3YS



Bedrooms: 3 | Bathrooms: 1 | Receptions: 1

- End of terrace 3 bedroom home
- Perfect first home
- Front and rear gardens
- Two off road allocated parking spaces
- Gas central heating
- Fitted modern kitchen
- Good sized living space
- EV charging Point
- Good sized bedrooms
- Close to local Kingsteignton amenities.

Property Type: End of Terrace House

Council Tax Band: C

Tenure: Freehold



This attractive three-bedroom end-of-terrace property occupies a convenient central position within Kingsteignton, close to a wide range of local shops, schools, and transport connections. The home offers a generous open-plan layout on the ground floor, incorporating a welcoming living area, dining space, and a modern fitted kitchen—well suited to everyday family life as well as entertaining. To the first floor are three bedrooms, including a spacious main bedroom, together with a modern family bathroom. Outside, the property benefits from both front and rear gardens, with the rear garden offering patio and lawn areas ideal for relaxing or outdoor dining, along with rear access. Two off-road parking spaces are located to the rear and include an EV charging point, making this an ideal home for families or professionals looking for a practical and well-located property.





Ground Floor Accommodation

The entrance to the property opens into a welcoming hallway, providing useful space for coats, shoes, and everyday storage. From here, the ground floor accommodation flows naturally into the main living spaces.

The living room is bright and generously proportioned, offering ample space for a range of furniture arrangements and storage. A front-facing double-glazed window allows plenty of natural light to enter, creating a warm and comfortable environment. Additional storage has been thoughtfully created beneath the stairs.

Leading from the lounge is the dining room, accessed via an archway and capable of being separated using folding doors if desired. This is a versatile and spacious area, well suited for family dining or hosting guests. French doors open directly onto the rear garden, enhancing the sense of space and allowing light to flood the room while providing easy access outdoors.

The dining area continues through to the kitchen, which combines functionality with style. The kitchen is fitted with cream-coloured units complemented by oak-effect work surfaces and offers space and plumbing for both a dishwasher and washing machine.

First Floor Accommodation

The first floor comprises three well-sized bedrooms and a centrally positioned family bathroom.

The main bedroom is located at the front of the property and is notably spacious, comfortably accommodating a king-size bed. It benefits from built-in over-stairs storage and an alcove currently utilised for freestanding wardrobes.

Bedroom two is another good-sized double room, ideal for family members or visiting guests. The third bedroom is equally versatile and would suit use as a child's bedroom, nursery, or home office.

The family bathroom serves all bedrooms and is finished with tiled walls. It includes a bath with overhead shower, WC, and wash hand basin. A glazed window provides both natural light and ventilation, contributing to a bright and fresh feel.

External Features

To the front of the property is a generously sized garden with a pathway leading to the main entrance.

The rear garden offers a well-balanced outdoor space designed for enjoyment and practicality. A patio area provides an excellent spot for outdoor dining and entertaining, with a pathway leading to the rear parking area. An EV charging point is installed for use with the off-road parking spaces, and there is also a substantial lean-to outbuilding positioned to the side of the property.



GROUND FLOOR

1ST FLOOR



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.
 Made with Metropix ©2026

AT SIMPLY GREEN
WE WILL GIVE YOU TWO FREE
QUOTES FOR CONVEYANCING

**1 FOR AN ONLINE SOLICITOR,
PERFECT IF YOU ARE WORKING
THROUGHOUT THE DAY**

AND

**1 FOR A LOCAL SOLICITOR
IF YOU'D PREFER TO MEET
FACE TO FACE**



**WE WILL ALSO ARRANGE A
QUOTE FOR A SURVEY ON
YOUR ONWARD PURCHASE.
GIVING YOU PEACE OF MIND TO
MOVE FORWARD WITH NO
UNEXPECTED SURPRISES!**

CHALLENGE ANDREW!

A FREE MORTGAGE/FINANCIAL
REVIEW IS AVAILABLE TO YOU.

**IS YOUR CURRENT DEAL
REALLY THE BEST ONE
AVAILABLE?**

THIS FREE SERVICE COULD
SAVE YOU MONEY,
ON WHAT IS MOST LIKELY
YOUR BIGGEST
SPEND!



**AND AS FOR THE FINAL STEP,
WE CAN HELP THERE TOO.**

LET US ARRANGE
A QUOTE FOR
REMOVALS FROM A
LOCAL COMPANY

For more information on this
house or to arrange a viewing
please call the office on:

01626 798440

Alternatively, you can scan
below to view all of the details
of this property online.



88 Queen Street
Newton Abbot
Devon
TQ12 2ET