



Asking Price Of £375,000

Kingsway Close,  
Paignton, TQ4 7AE

A beautifully presented two bedroom detached bungalow located in the highly desirable location of Whiterock, Paignton. The property comprises of a welcoming entrance hallway, a large living room, a modern/breakfast room, two double bedrooms, a contemporary shower room, south facing gardens, off road parking and garage. The bungalow is perfectly situated within easy reach of both primary and secondary schools, south Devon college, an array of supermarkets, bus links and more. The property is being offered for sale with no onward chain!





**ENTRANCE HALL** A uPVC double glazed front door opens into a spacious and welcoming entrance hallway featuring wood flooring, overhead spotlighting, a deep fitted storage cupboard and a gas central heated radiator. Doors lead to the adjoining accommodation.

**LIVING ROOM** A generously proportioned and light filled living room enjoying views over the beautifully maintained rear garden. The room benefits from a feature gas fireplace with an attractive carved mantel and marble hearth, ample space for a variety of furnishings, and double aspect uPVC double glazing with side windows and French doors opening directly onto the garden. Gas central heated radiator.

**KITCHEN** A modern and stylish fitted kitchen offering a comprehensive range of wall, base and drawer units topped with granite work surfaces. The kitchen is equipped with a 1½ bowl stainless steel inset sink, an integrated AEG electric oven with grill, a five ring gas AEG hob with extractor hood, and a selection of integrated AEG appliances including a full height fridge and freezer, dishwasher and Rangemaster wine cooler. Finished with a contemporary tiled splashback, the space also provides room for a four seater dining table, a uPVC double glazed window, French doors leading to the garden and a gas central heated radiator.

**BEDROOM ONE** A spacious master bedroom overlooking the front gardens, offering excellent proportions along with a uPVC double glazed window and a gas central heated radiator.

**BEDROOM TWO** A second generously sized double bedroom featuring wood flooring, a uPVC double glazed window and a gas central heated radiator.

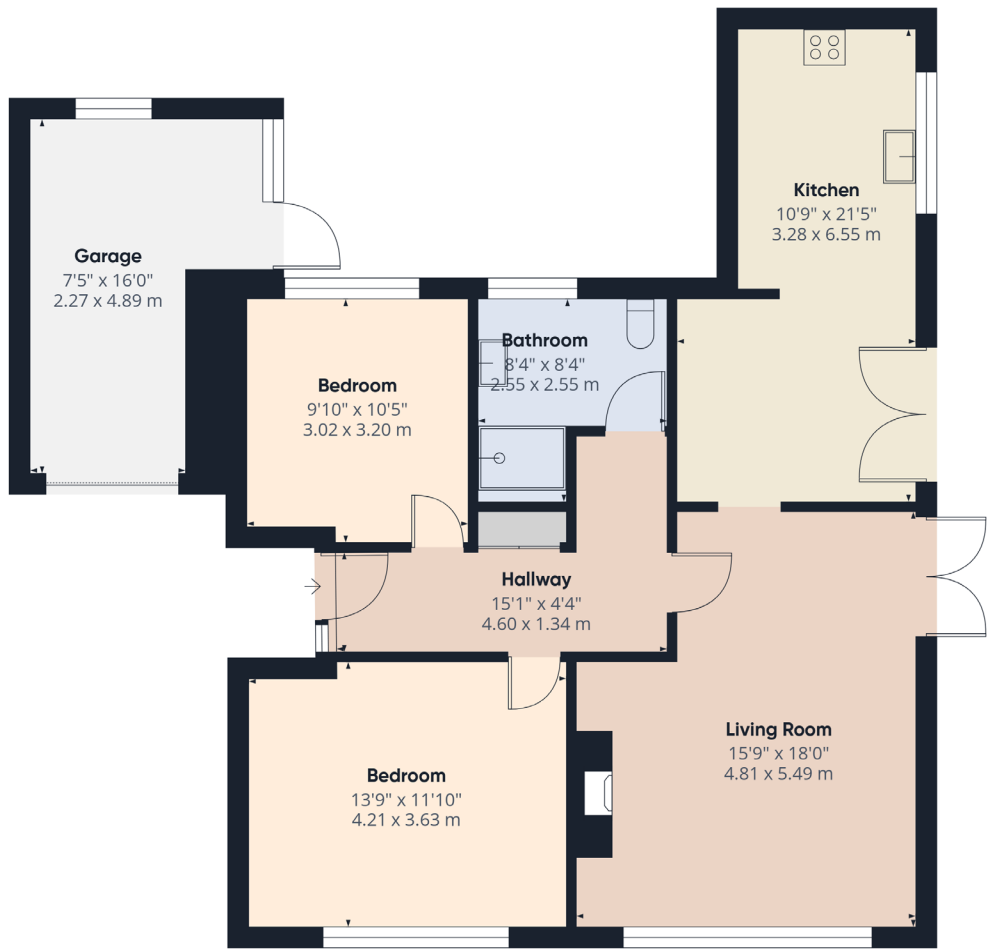
**SHOWER ROOM** A beautifully presented modern shower room comprising a low level WC, a vanity wash hand basin with storage beneath and an oak work surface, and a walk in triple shower. Complemented by contemporary part tiling, a uPVC obscure double glazed window and a chrome heated towel rail.

## OUTSIDE

**REAR GARDEN** A south facing rear garden thoughtfully designed for ease of maintenance and enjoyment. Decking and patio areas are accessed directly from both the living room and kitchen, with steps leading down to a spacious patio ideal for outdoor dining and entertaining. A pathway leads to a pergola, while the remainder of the garden is laid mainly to lawn and enhanced by a variety of mature shrubs and plants.

**PARKING & GARAGE** Off road parking is available to the front of the property leading to the garage.

**GARAGE** The garage features a metal up and over door, ample storage space, overhead lighting and power points. A courtesy door provides access to a further section of garden which includes a greenhouse.



Address 'Kingsway Close, Paignton, TQ4 7AE'

Tenure 'Freehold'

Council Tax Band 'C'

EPC Rating 'TBC'

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