





36 Walnut Road

Torquay

A substantial four-bedroom period end-terraced house in the heart of Chelston, offering around 1,511 sq ft of accommodation and combining the proportions and character of a Victorian home with a comprehensive programme of modernisation. The property has been refurbished to a high standard and provides a practical layout for family life, with two generous reception rooms, a well-equipped kitchen, ground-floor utility/WC, four bedrooms, an en-suite shower room and a separate family bathroom.

The ground floor is arranged around a spacious reception hall with the sitting room and dining room both benefiting from the higher ceilings and generous proportions associated with the period. The kitchen sits to the rear with good storage, workspace and a breakfast bar, while the adjoining utility/WC adds useful everyday practicality. Upstairs, the principal bedroom has its own en-suite, with three further bedrooms and a family bathroom completing the accommodation.

The current owners were drawn to the house for its sense of space, ceiling height and original character, and have carefully balanced these features with the improvements made during their ownership. They have also particularly valued the contrast between the convenience of having shops, cafés and everyday services immediately outside and the privacy once inside the property. The rear garden has been an important part of that, giving a sheltered and



GARDEN

The rear garden is enclosed and designed for straightforward maintenance, with a broad decked terrace, established planted borders and steps leading down to an artificial lawn. A gate at the rear provides access to the service lane, where there is additional storage divided into separate sections. The garden enjoys a southerly aspect, making it well positioned for afternoon and evening sun. The property is approached from Walnut Road via steps, and parking is available on street.

ON STREET



36 Walnut Road

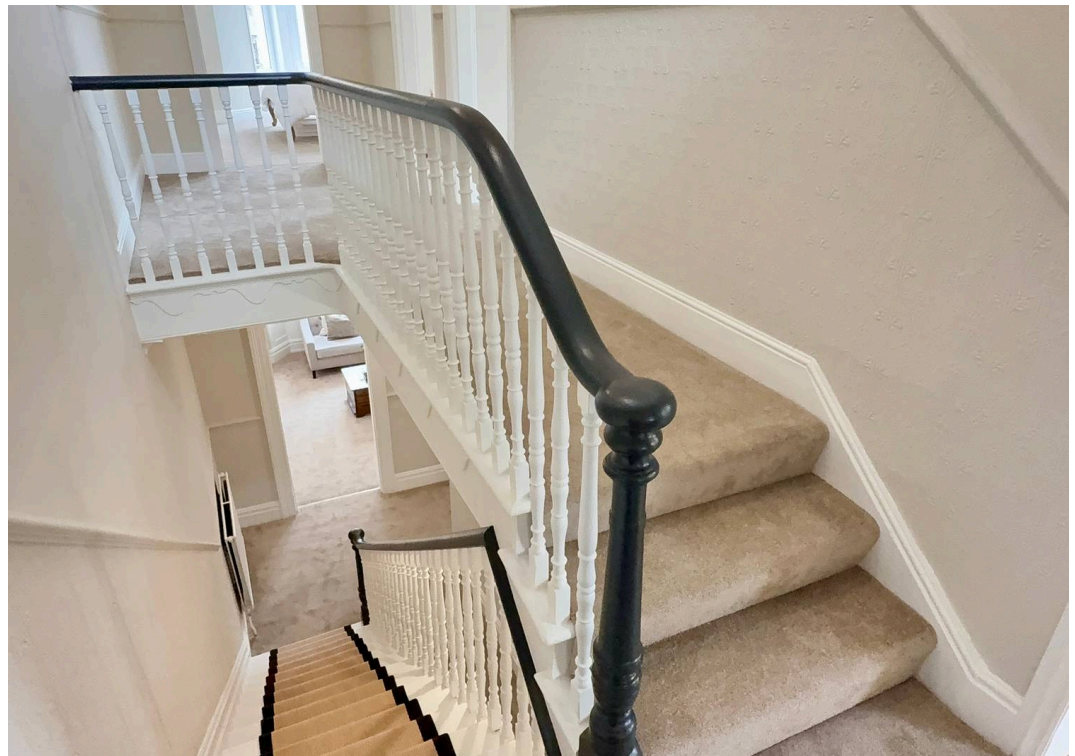
Torquay

Walnut Road sits in Chelston, one of Torquay's most established residential districts, and is particularly well placed for day-to-day convenience. The property is close to the local shopping parade, where there is a useful mix of convenience shopping, a post office, butcher, cafés, pub and independent businesses, with further shops and services available along nearby Old Mill Road. For green space and walking, Cockington Country Park is one of the area's major attractions and is within easy reach. The estate extends to around 450 acres of parkland, woodland, ornamental lakes and gardens surrounding Cockington village and Cockington Court, giving excellent options for dog walking, family walks and longer routes through the countryside. Torre Valley Playing Fields and Torre Abbey Meadows also provide accessible open space closer to town. Families are well served for schooling. Cockington Primary School is around 500 metres from the postcode, with Sherwell Valley Primary School also nearby. Torquay Girls' Grammar School and Torquay Boys' Grammar School are approximately 1.7 kilometres away, while Torquay Academy is also readily accessible. Transport links are a strong feature of the position. Torquay railway station is within easy walking distance, providing connections towards Newton Abbot and the wider national rail network. Bus stops at Walnut Road Shops are only a short distance from the property,

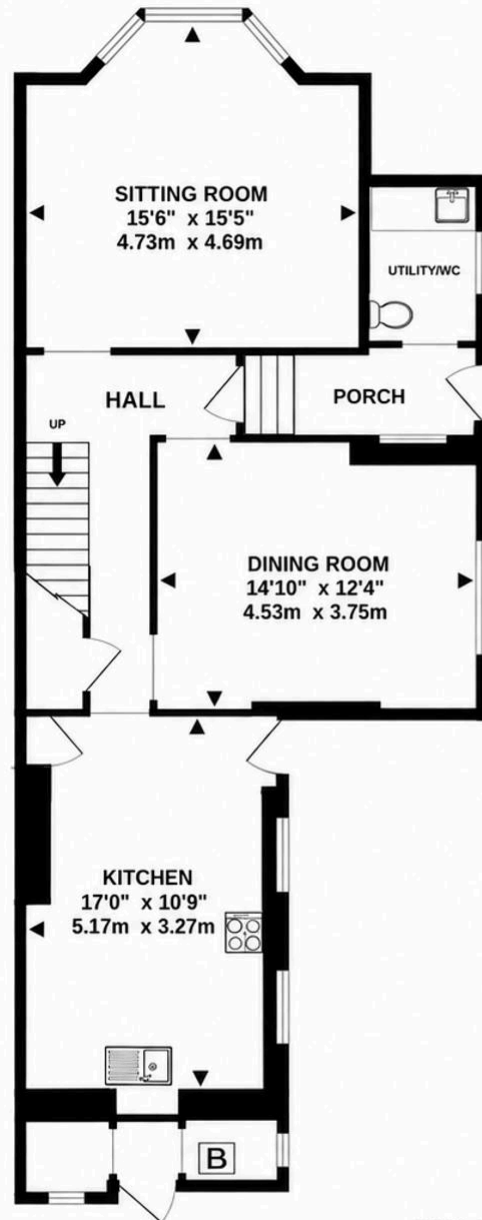
straightforward for Exeter, Plymouth and the wider region. Torquay seafront, Torre Abbey Sands, the







ENTRANCE LEVEL
807 sq.ft. (75.0 sq.m.) approx.



BEDROOM LEVEL
704 sq.ft. (65.4 sq.m.) approx.

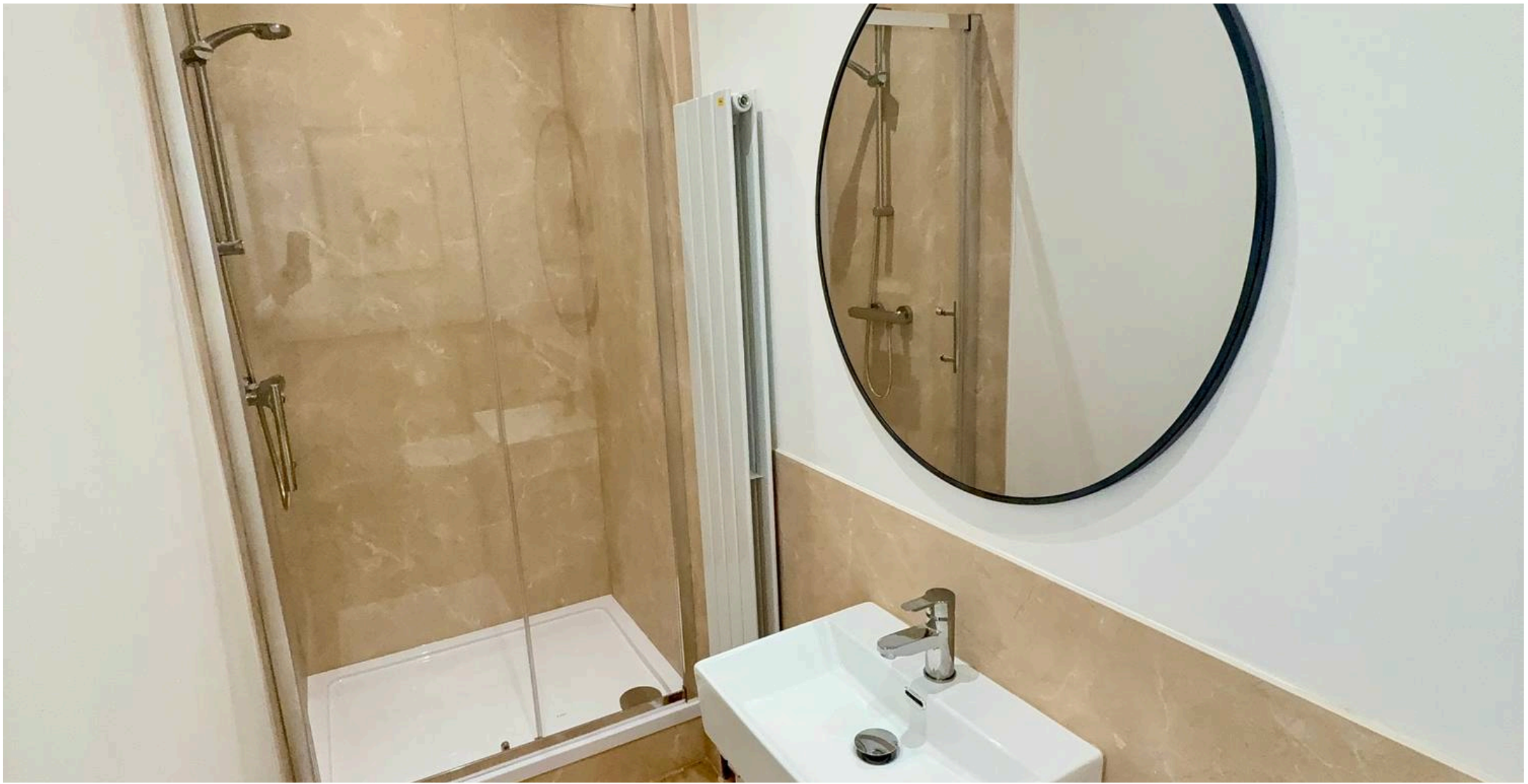


TOTAL FLOOR AREA : 1511 sq.ft. (140.4 sq.m.) approx.

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 ©2025





Absolute Sales & Lettings

Absolute Sales & Lettings Ltd, 13 Ilsham Road - TQ1 2JG

01803 214214

torquay@movewithabsolute.co.uk

movewithabsolute.co.uk/

