



Marldon Road | Paignton | TQ3 3NQ

Asking Price Of £300,000

A great sized three bedroom semi detached bungalow located just 1 mile from Paignton town. The home offers bundles of space and comprises of a welcoming entrance hallway, a large kitchen/diner, a spacious living room, three sizeable double bedrooms, a shower room, off road parking and sunny enclosed rear gardens. The bungalow is ideally situated within easy reach of schools, local shops, doctors and pharmacies, bus links, the ring road and much more. The bungalow is being offered for sale with no onward chain!

- NO CHAIN
- 3 DOUBLE BEDROOMS
- OFF ROAD PARKING
- SOUTH WEST FACING REAR GARDEN
- SEA VIEWS
- CONVENIENT LOCATION

ENTRANCE A uPVC double glazed front door leading into the inner porch with overhead lighting, fuse box and a secondary door opening into:-

ENTRANCE HALLWAY A welcoming entrance hallway with doors leading through to the adjoining rooms, overhead lighting, gas central heated radiator and smoke alarm.

LIVING ROOM - 5.44m x 3.32m (17'10" x 10'10") A wonderfully spacious living room to the front aspect of the property with space for ample furniture. A feature gas fireplace, tv and internet points, uPVC double glazed bay window and a gas central heated radiator.

KITCHEN/DINER - 4.68m x 3.7m (15'4" x 12'1") A beautifully bright and spacious kitchen diner boasting a range of overhead, base and drawer units with roll edged work surfaces above. A 1 bowl stainless steel sink and drainer unit, a dual fired cooker with electric double oven and a four ring gas hob with extractor hood above. Space and plumbing for a washing machine, dishwasher and American style fridge freezer. Complementary tile backsplash, stairs rising to the first floor, wall mounted combination boiler, double aspect uPVC double glazing and a uPVC double glazed door leading out to the conservatory.

BEDROOM ONE - 5.8m x 3.32m (19'0" x 10'10") An exceptionally large master bedroom overlooking the well-kept rear gardens with space for an abundance of furniture. A second section within the master bedroom through an archway that would make an ideal dressing area/study etc. uPVC double glazed window and a gas central heated radiator.



BEDROOM THREE - 3.65m x 3.05m (11'11" x 10'0") A further generously sized third double bedroom overlooking the front gardens. uPVC double glazed window and a gas central heated radiator.

CONSERVATORY - 4.43m x 2.02m (14'6" x 6'7") A sizeable conservatory that is accessed off of the kitchen/diner that leads out to the rear gardens. Electrical points, triple aspect uPVC double glazed windows and a uPVC double glazed door leading out to the rear.

SHOWER ROOM A three piece suite comprising of a low level flush WC, a wall mounted wash hand basin with fitted storage below and work surfaces to the side as well as a corner shower unit. Tiled walls, uPVC obscure double glazed window and a gas central heated radiator.

FIRST FLOOR

BEDROOM TWO - 4.36m x 3.37m (14'3" x 11'0") An incredibly spacious double bedroom with brilliant sea views. Ample space, uPVC double glazed windows and a gas central heated radiator.

OUTSIDE A south west facing, low maintenance rear garden that is predominantly laid to patio slabs for ease of maintenance, perfect for outdoor dining and entertaining.

PARKING Off road parking for up to 2 vehicles.

Address 'Marldon Road, Paignton, TQ3 3NQ'

Tenure 'Freehold'

Council Tax Band 'C'

EPC Rating '52 | E'

Contact Details

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Agents Note: These details are meant as a guide only. Any mention of planning permission, loft rooms, extensions etc. does not imply they have all the necessary consents, building control etc. Photographs, measurements, floorplans are also for guidance only and are not necessarily to scale or indicative of size or items included in the sale. Commentary regarding length of lease, maintenance charges etc is based on information supplied to us and may have changed. We recommend you make your own enquiries via your legal representative over any matters that concern you prior to agreeing to purchase.