



Bushmead Avenue, Torquay, TQ12 5EN

Asking Price Of £350,000

Located within the popular area of Kingskerswell and within close proximity to local shops, schools and bus routes is this immaculately presented four bedroom semi detached house. The property is within close proximity to the main bypass and major road links to Exeter. The property is also only a short drive away from the Willows retail park or Newton Abbot. The spacious accommodation is arranged over two floors with the ground floor comprising a lounge, dining area, kitchen, utility and downstairs cloak room. On the first floor are four generous sized bedrooms and a family bathroom. The property enjoys distant views of Dartmoor and surrounding countryside views from the rear rooms. To the front of the property is a driveway providing off road parking for three cars The property also benefits from a well maintained garden at the rear. Early viewing advised to avoid disappointment!

- SEMI DETACHED HOUSE
- FOUR BEDROOMS
- OFF ROAD PARKING
- REAR GARDEN
- POPULAR LOCATION
- WELL PRESENTED

Entrance Hallway

A double glazed window and double glazed door with frosted window panels to the front aspect opening into a welcoming entrance hallway with a wood effect hard flooring. Storage cupboard providing handy space for coats and shoes along with space for household cleaning equipment perhaps. Fitted ceiling down lights and ceiling coving. Radiator. Doors to:-

Lounge - 5.06m x 3.93m (16'7" x 12'10")

A bright and homely feeling living space with two double glazed windows to the front aspect. Living flame gas fireplace with a marble effect surround with matching hearth and a wooden mantelpiece. Carpeted staircase leading to the first floor with a storage cupboard under the stairs providing handy storage space. Carpeted flooring and ceiling coving. Electric radiator. Large opening to:-

Dining Area - 3.45m x 2.74m (11'3" x 8'11")

A bright and airy dining area with ample space for a good size dining table. Double glazed patio doors leading out into the rear garden. Ceiling coving and carpeted flooring. Radiator. Opening to:-

Kitchen - 4.7m x 2.27m (15'5" x 7'5")

Fitted with a matching range of wall and floor mounted units comprising of cupboards and drawers. Square edge work surfaces with inset one and a half bowl ceramic sink unit with mixer tap. Stylish tiled splash backs. The vendors will leaving the range cooker within the sale. There is space for a fridge/ freezer and dishwasher. Tiled flooring. Double glazed window to the rear aspect enjoying views of the rear garden. Radiator. Opening to:-

Utility - 3.66m x 1.99m (12'0" x 6'6")

Space and plumbing for a washing machine and tumble dryer with a work surface. There is a wall mounted cupboard providing handy shelved storage. Fitted ceiling down lights and a tiled flooring. Inner glazed door leading back into the hallway and a double glazed door to the rear aspect opening out into the rear garden. Door to:-

Downstairs WC

Fitted with a modern, matching two piece white suite comprising a wall mounted hand wash basin with mixer tap and a push button WC. Gas combination boiler. Frosted double glazed window to the rear aspect. Fitted ceiling downlighting and a tiled flooring matching the utility and kitchen. Radiator.

First Floor Landing

A bright landing area with carpeted flooring. Access hatch to loft space and ceiling. Doors to:-

Bedroom One - 3.9m x 3.04m (12'9" x 9'11")

A bright and airy double bedroom with a double glazed window to the front aspect. Carpeted flooring and ceiling coving. Radiator.

Bedroom Two - 3.3m x 3.04m (10'9" x 9'11")

A generously sized double with a double glazed window to the rear aspect enjoying superb distant views towards Dartmoor and surrounding countryside. Built in cupboard providing handy shelved storage space. Carpeted flooring and ceiling coving. Radiator.

Bedroom Three - 4.15m x 1.99m (13'7" x 6'6")

A good size double bedroom with plenty of natural light providing by a roof light window with fitted black out blind. Ceiling coving and carpeted flooring. Radiator.

Bedroom Four - 2.98m x 1.99m (9'9" x 6'6")

A great size single bedroom with a double glazed window to the front aspect. Built in storage above the top of the stairs providing handy shelved storage space. Wood effect hard flooring and ceiling coving.

Bathroom

Fitted with a modern matching white suite comprising a vanity unit with a hand wash basin and mixer tap with a storage cupboard below, WC and a panel fronted bath. There is also a modern shower unit with a mains shower above and UPVC panelled walls for a modern, easy clean finish. Partly tiled walls and vinyl hard flooring. Two double glazed frosted windows to the rear aspect. Chrome heated towel radiator and another standard radiator.

Outside

To the front of the property is a block paved driveway providing off road parking for three cars. To the rear of the property is a well presented, low maintenance terraced garden. The first area is made up of paved sun patios providing space for a couple of outdoor dining table sets, sun lounger and outdoor seating areas. On one of the sun patios in the terrace is space and outdoor electrics for a hot tub. There is plenty of space for potted plants as well. Following on from the largest terrace, there are characterful steps made out of wooden sleepers leading down onto another terrace which is laid mostly to block paving with space for outdoor seating and space to dry clothes. In this area there are two large plastic sheds the vendor will be leaving within the sale along with a brick built store room that could be adapted to a sun room or work shop perhaps. The storage room has double glazed windows and door along with power and lighting. To the left side of the garden leading down is a well cared for planted border made up of a range of mature shrubbery. Outdoor tap.

Address

Bushmead Avenue, Torquay, TQ12 5EN

Tenure

FREEHOLD

Council Tax Band

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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.