



Marldon Road, Torquay, TQ2 7EE

**Guide Price: £365,000 Tenure: Freehold**



# Marldon Road, Torquay, TQ2 7EE

## An Spacious Four Bedroom Semi Detached House

- Spacious family home
- Four bedrooms
- Lounge
- Large open plan kitchen/dining room
- Built in kitchen appliances
- Garage
- Off road driveway parking
- Great location close to schools
- No chain
- EPC - C
- Council Tax Band - D



ABSOLUTE



ABSOLUTE

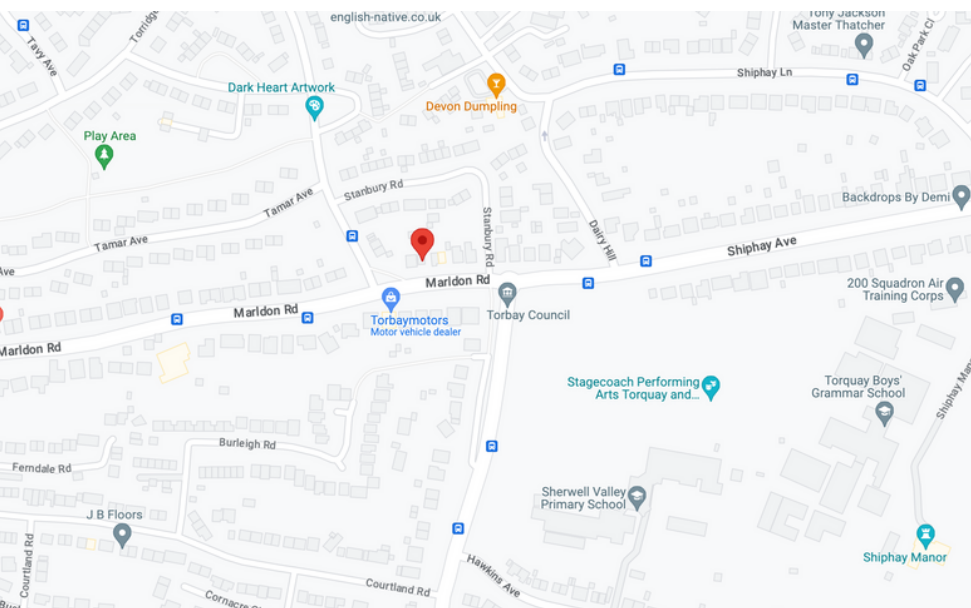
A well presented four bedroom semi detached house, with ample off road parking, good sized and enclosed rear garden, offered for sale with no onward chain.

This well presented four bedroom semi detached home has accommodation set over two levels briefly comprising reception hallway, spacious sitting room, ground floor double bedroom, open plan kitchen/dining room with modern fitted kitchen with integrated appliances, downstairs wc and access to the garage. On the first floor there are three further bedrooms and a quality modern fitted bathroom.



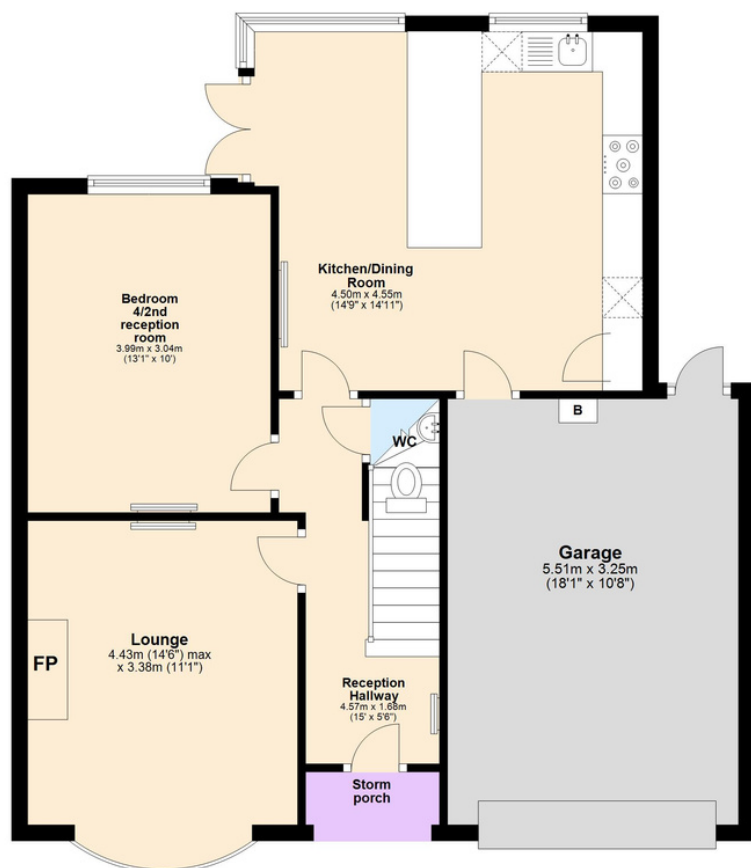
ABSOLUTE

To the front of the property there is an attractive block paved driveway which offers parking for three cars. There is a garage with an up and over door which can also be accessed from the kitchen. Step outside there is a good sized enclosed rear garden which has a raised timber deck terrace and steps leading down to the lower garden which is near level laid largely to lawn with flower bed boarding and is enclosed by timber fencing. The property occupies a convenient residential location within close proximity to both grammar schools, Torbay Hospital and the ring road which connects to Newton Abbot and Exeter.

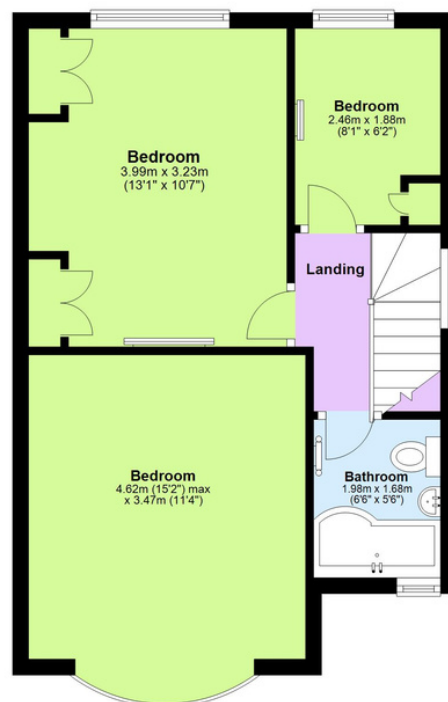


What3Words uPn:  
<https://w3w.co/conveys.bronzes.pigtails>

## Ground Floor



## First Floor



Total area: approx. 115.4 sq. metres (1242.7 sq. feet)

Approx  
Plan produced using PlanUp.

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We refer potential purchasers to Wollens & Busbys Law for conveyancing, Greenlight Mortgages for mortgages, McCluskey Surveyors for surveying, Team Removals for removals & Saltwater Escapes for holiday letting management. It is your decision if you choose to deal with any of these companies, however should you choose to use them we would receive a referral fee from them for recommending you to them as follows: Wollens & Busbys Law £150, Greenlight Mortgages £300, McCluskey Surveyors £50, Team Removals £50 & Saltwater Escapes £100. We have carefully selected these associates for the quality of their work and customer service levels, the referral fees they give us is part of their marketing budget and does not affect the amount you pay.

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