



98 Laura Grove, Paignton – TQ3 2LJ

Paignton

£400,000



98 Laura Grove

Paignton, Paignton

A substantial detached bungalow presented in good order and offering excellent potential for further development. The accommodation is currently arranged with lounge to front, separate dining room opening into lovely garden lounge. Kitchen with adjoining utility porch. There are also two double bedrooms, shower room and separate WC. The loft is arranged as two rooms and offers scope for further development, subject to the usual consents. Of particular note are the gardens which have been well tended and enjoy a good degree of privacy. In addition there is a single garage and off road parking to the front.



GARDEN

Large garden at the rear of the property

GARAGE

Single Garage

Single garage plus driveway parking for 1 vehicle



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Situated in a favoured residential area within Preston. Preston offers a range of shopping, cafes and restaurants, school and bus service. There are beaches at Preston and Hollicombe and a pleasant green on the seafront promenade. Paignton town centre offers a range of shopping plus cafes, bars and restaurants. There is a lovely sandy beach, pleasure green, pier and picturesque harbour.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

- Substantial detached bungalow with lovely sea views
- Lounge plus separate dining room and garden lounge
- Kitchen with adjoining utility porch
- Two double bedrooms
- Two loft rooms
- Single garage and off road parking
- Extensive landscaped rear gardens
- Chain free sale
- EPC - D / Council tax band - D





ABSOLUTE



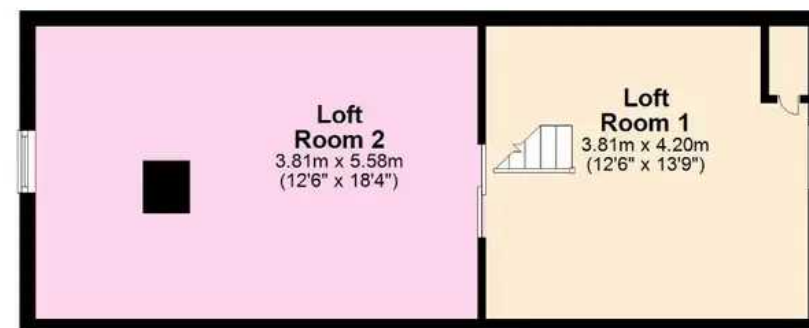
Ground Floor

Approx. 113.8 sq. metres (1225.3 sq. feet)



First Floor

Approx. 37.7 sq. metres (405.4 sq. feet)



Total area: approx. 151.5 sq. metres (1630.7 sq. feet)



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