



Preston Down Road, Preston – TQ3 1DS

Guide Price £475,000

Paignton

ABSOLUTE





## Preston Down Road

Preston, Paignton

This 2 bedroom detached double bay fronted bungalow is located in a highly desirable location within Preston and is conveniently positioned being close to local amenities.

Internally the property briefly comprises of an entrance hallway, a lovely lounge with a bay fronted window enjoying sea views in the distance, a spacious kitchen/dining room with an excellent range of built-in units with integrated appliances. There is a separate utility room leading off of the kitchen and a rear conservatory overlooking the rear garden. Both of the bedrooms are good sized doubles, and there is a tiled shower room with a 3 piece suite and vanity cupboards.

A main feature of this property is the well proportioned level and enclosed rear garden, providing a private sanctuary for outdoor enjoyment. The garden comprises of a paved patio area beyond which there is a laid to lawn garden, which is enclosed by mature hedgerow and trees. Other benefits include a summer house and a greenhouse. The larger than average garage provides secure parking or storage options, while the additional driveway parking for 2/3 cars ensures ample space for vehicles.





## GARDEN

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## GARAGE

Double Garage

The larger than average garage provides secure parking for 2 smaller cars in a tandem layout or storage options, while the additional driveway parking for 2/3 cars ensures ample space for vehicles.





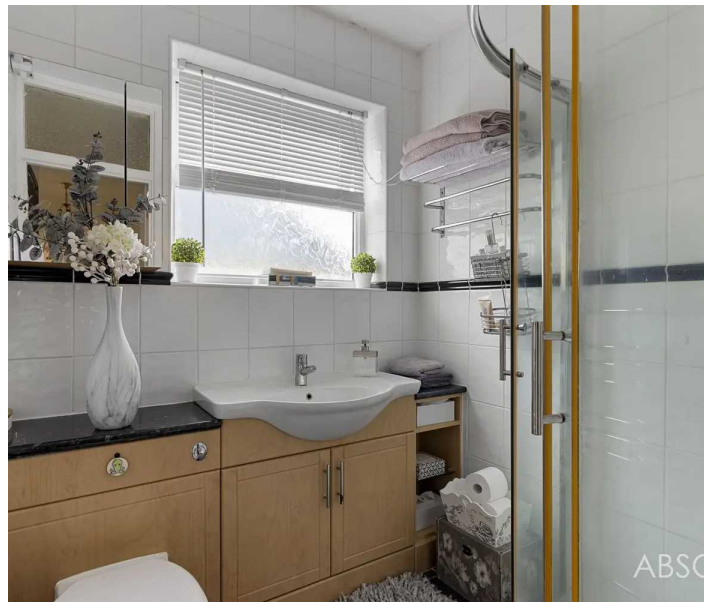
# Preston Down Road

Preston, Paignton

The property is located in a highly desirable location a stones throw from a range of local shops including a general store and a post office. Paignton town centre with its excellent choice of shops and restaurants is just under 2 miles away. There are a choice of local beaches and a beautiful coastal walk. The Ring Road connecting Torquay and Newton Abbot is accessed at the top of Preston Down Road. Paignton has its own railway station connecting to the mainline station in Newton Abbot Council Tax band: C

Tenure: Freehold

- Detached double bay fronted bungalow
- 2 Double bedrooms
- Tiled shower room with a 3 piece suite
- Spacious kitchen/dining room with integrated appliances
- Good sized level and enclosed rear garden
- Larger than average garage plus additional driveway parking for 2/3 cars
- Desirable location close to local amenities
- Viewing highly recommended
- Utility room and conservatory
- Potential for loft conversion subject to planning







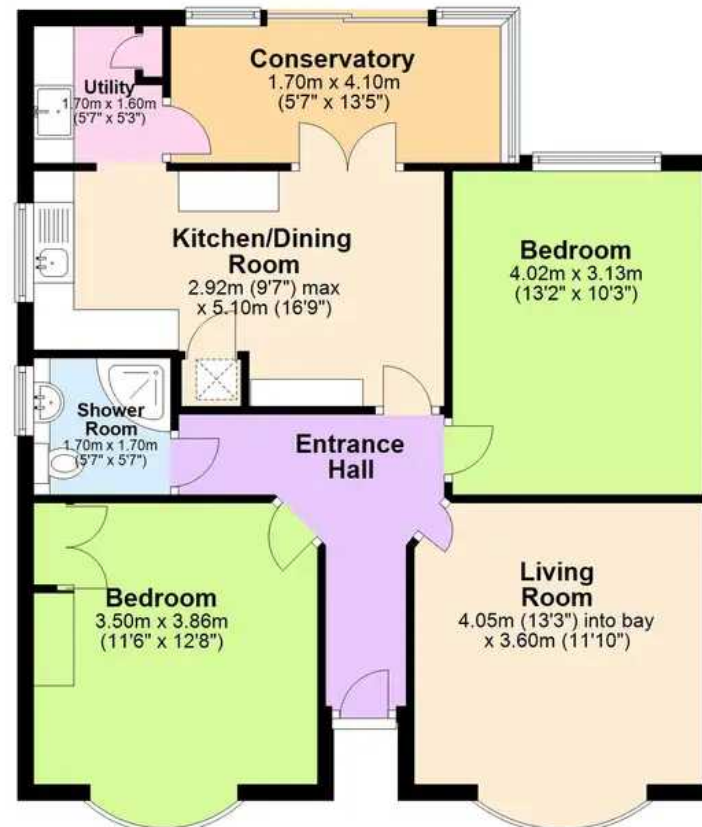
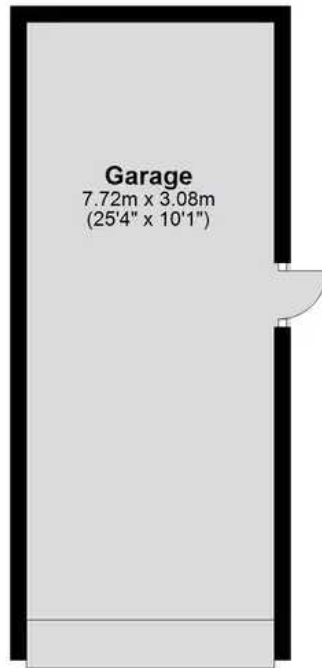
ABSOLUTE







**Ground Floor**  
Approx. 97.0 sq. metres (1044.3 sq. feet)



Total area: approx. 97.0 sq. metres (1044.3 sq. feet)

Approx  
Plan produced using PlanUp.





## Absolute Sales & Lettings

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