





36 Ilsham Road

Torquay

This exceptional 4-bed detached house has been thoughtfully designed and renovated to an impeccable standard, creating a contemporary dwelling that effortlessly blends style and functionality.

Stepping inside, you are greeted by a spacious entrance hall. The ground floor features a conveniently located cloakroom/WC, as well as a separate utility room. The property boasts a stunning sitting room, offering a tranquil space to relax and unwind. The bi-folding doors seamlessly connect the indoors with the outdoors, providing abundant natural light and granting access to the garden.

The heart of this home lies within the kitchen/dining room, with solid worktops, integrated appliances, and ample storage solutions. This beautifully crafted space is perfect for dining with family and friends.

Upstairs, you will find four large bedrooms, each offering a peaceful retreat for rest and relaxation. The accommodation is completed by a luxurious bathroom, a separate WC, and a further shower room/WC, ensuring convenience for all residents.



Outside, the property offers ample driveway parking, making coming and going a breeze. The attractively landscaped gardens provide a picturesque setting for outdoor activities and al fresco dining. Additionally, the raised sun terrace offers open views over the surrounding area, providing a perfect spot to soak in the scenery and enjoy the fresh air.

Front Garden

To the front of the property is a raised garden laid largely to lawn with flower beds bordering as well as a rockery with an abundance of shrubs and bushes. There is also a utility room accessed from the front garden.

Rear Garden

There is an attractively landscaped rear garden with raised patio access from the bi-folding doors from the sitting room covered by a feature pergola. There is a level lawned garden and on the lower level there is a raised vegetable plot. Further steps give access to a raised patio area, ideal for al fresco dining. The garden backs onto open woodland. The property benefits from an elevated position to enjoy the open views over the surrounding area.

Driveway

The property is approached via a tarmac driveway with ample off-road parking immediately in front of the house. A path gives access to the front door.



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The property occupies a much sought after residential position within close proximity to Wellswood Village with its array of boutique shops and facilities. It has easy access to Anstey's Cove, Ilsham Valley and Meadfoot Beach. Torquay deep water marina is within approximately 1 miles distance.

Council Tax band: F

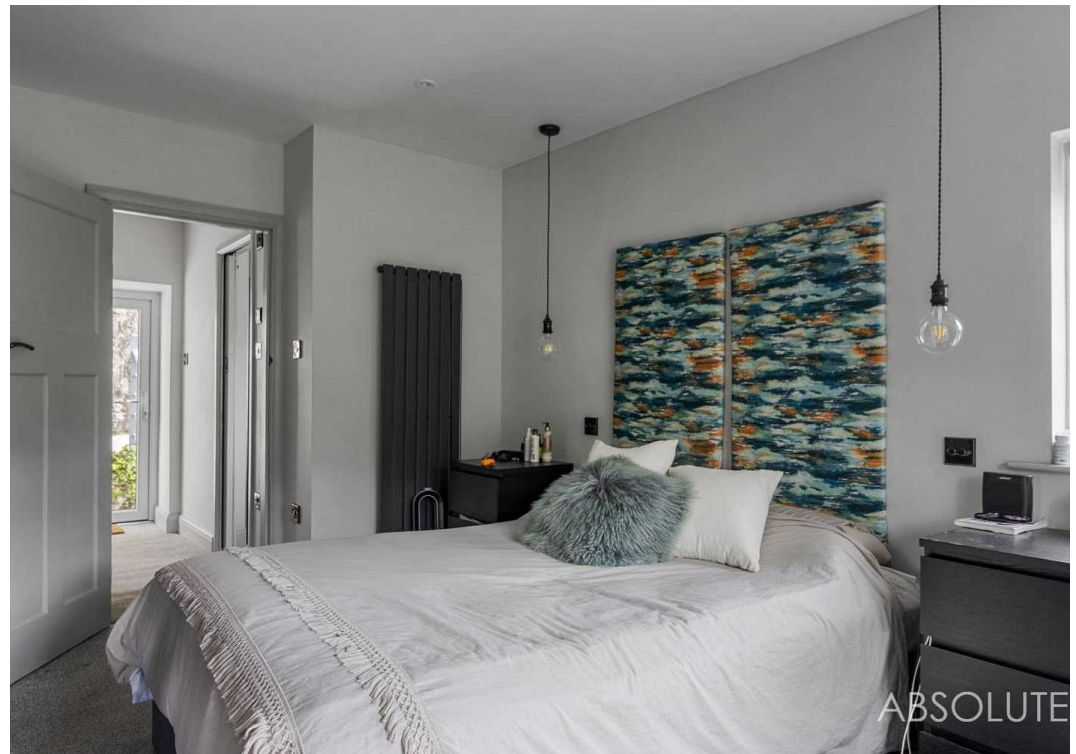
Tenure: Freehold

EPC Energy Efficiency Rating: D



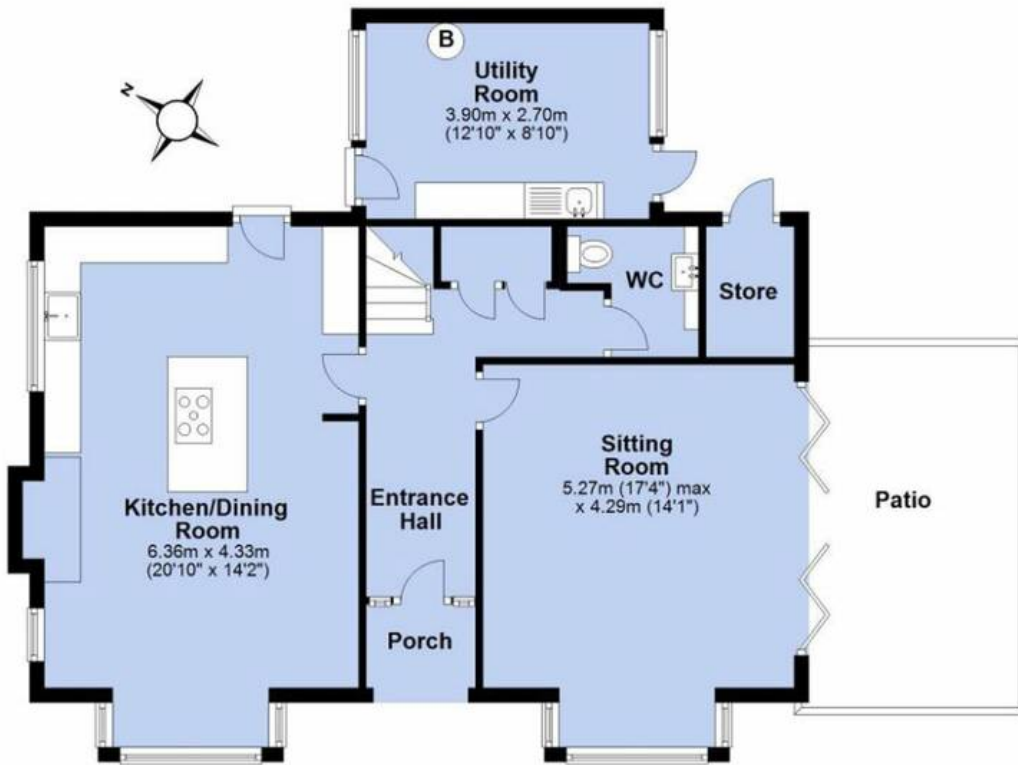


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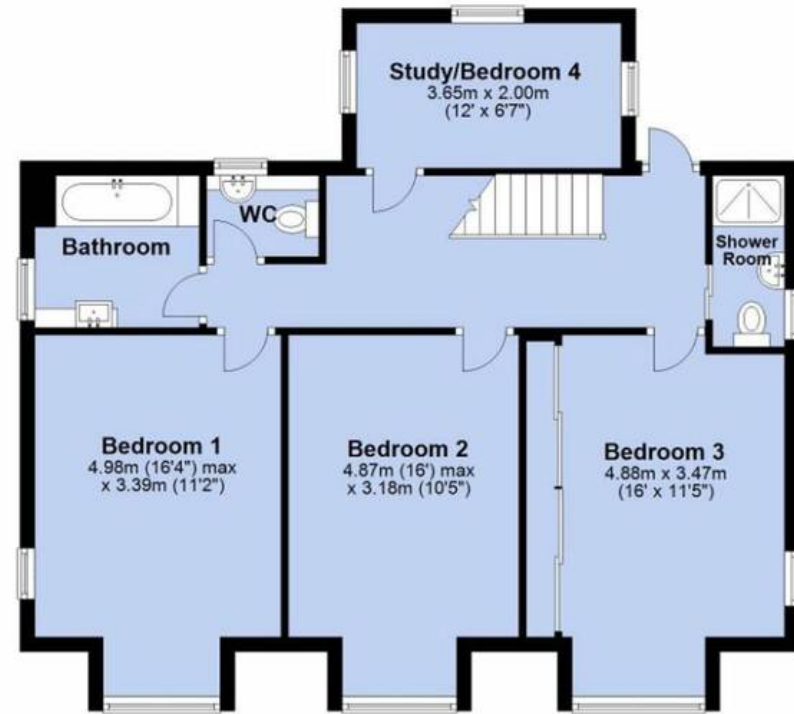
Ground Floor

Approx. 80.0 sq. metres (861.3 sq. feet)



First Floor

Approx. 77.4 sq. metres (833.4 sq. feet)





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