



Book Your Free Valuation Today!!

We will :-

- Advise you on all aspects and ways of marketing your home
- Discuss pricing strategy and the best methods of sale
- Guide you on how much your move may cost
- Review of your options and answer any questions you may have
- Send you a letter detailing our recommendations
- Remember all of our advice is given freely with no obligation to market your home.



18 Osney Avenue

Paignton, Devon, TQ4 5HA

Description

Situated in a favoured Osney Avenue a character End Terraced Family Home located at the end of the Cul-De-Sac. It offers accommodation over 3 floors comprising 2 Spacious Receptions, Hall, Kitchen/Dining Room, Utility, Sun Room, Cloakroom, 4 Bedrooms (1 En-Suite) Family Bathroom and a Playroom/Study. Gas Central Heating & Double Glazing. Outside there are Gardens, ample Parking and a Garage. Sorry No Benefits, Smokers or Pets. Call to register your interest.

£1,200 pcm



ACCOMMODATION

UPVC double glazed entrance door into porch.

PORCH

UPVC double glazed windows to the front and side of the property. Further door into :-

ENTRANCE HALLWAY

Stripped wooden flooring. Stairs rise to the first floor. Built-in cupboard. Two radiators. Smoke alarm. Picture rail. Doors to:-

LOUNGE

18' 1" x 10' 11" (5.52m x 3.34m)
UPVC double glazed window to the front of the property. UPVC double glazed bay window overlooking the side of the property. Decorative ceiling rose. Picture rail. Wall light points. Central heating radiator. Laminated wood flooring.

DINING ROOM

17' 0" x 11' 9" (5.20m x 3.60m)
UPVC double glazed windows overlooking the front and rear of the property. Ornate timber fireplace with surround inset living flame gas fire and hearth. Two radiators. Decorative ceiling rose.

KITCHEN/DINING ROOM

16' 6" x 11' 8" (5.03m x 3.56m)
Mock beamed ceiling. Extensive range of wall and floor mounted units with tiled splashbacks and rolled edge worksurfaces. One and a quarter bowl sink with mixer tap over. Fitted hob with stainless steel extractor over. Stainless steel eye level oven within tower unit. Plumbing and drainage for dishwasher. Island unit with storage and wine rack. Radiator. Understairs cupboard housing boiler. Double doors to the Sun Room. Open plan arch to the Utility Room. Laminated wood flooring.

UTILITY ROOM

6' 8" x 6' 4" (2.04m x 1.95m)
UPVC double glazed windows overlooking the rear of the property. Wall and floor mounted units with rolled edge work surfaces. Stainless steel single drainer sink. Plumbing and drainage for washing machine and dryer. Radiator.

SUN ROOM

UPVC double glazed windows and door looking out over and leading to the rear gardens. Tiled floors.

CLOAKROOM

Obscure double glazed window. Vanity wash hand basin. WC. Tiled to half wall height.

FIRST FLOOR LANDING

Stairs rise to the top floor. UPVC double glazed window to the rear. Radiator. Built-in cupboard. Doors to :-

BEDROOM

11' 10" x 10' 7" (3.63m x 3.24m)



UPVC double glazed window to the rear of the property with distant sea glimpses. Picture rail. Radiator. Laminated wood flooring.

BEDROOM

17' 0" x 11' 9" (5.20m x 3.60m)
UPVC double glazed window to the front and rear of the property. Picture rail. Two radiators.

BEDROOM

18' 1" x 10' 11" (5.52m x 3.34m)
UPVC double glazed window to the front of the property. UPVC double glazed bay window overlooking the side of the property. Decorative ceiling rose. Picture rail. Wall light points. Central heating radiator.

BATHROOM

8' 4" x 4' 5" (2.55m x 1.35m)
Obscure UPVC double glazed window to the front of the property. Textured ceiling. Basin set within vanity unit. P shaped bath with mixer shower over. Radiator. Tiling to half wall height.

CLOAKROOM

5' 4" x 2' 5" (1.64m x 0.76m)
Low level WC. Tiled to half wall height. Obscure UPVC double glazed window to the rear of the property.

TOP FLOOR LANDING

UPVC double glazed window to the rear. Radiator. Smoke alarm. Doors to :-

PLAYROOM/STUDY

9' 5" x 6' 1" (2.88m x 1.86m)
Velux double glazed window. Access to under eaves.

LOFT BEDROOM

13' 8" x 13' 4" Max (4.18m x 4.08m)
Follows the shape of the roof. UPVC double glazed window with views across Paignton, Torbay and to Torquay in the distance. Downlighters. Range of built-in bedroom furniture.

EN-SUITE

8' 2" x 5' 3" (2.51m x 1.61m)
UPVC double glazed window to the rear of the property. Downlighters. Extractor fan. Shower cubicle with rainforest mixer shower. Vanity wash hand basin. Low level WC. Wainscoting. Radiator.

OUTSIDE

Approached from the road there is a paved driveway giving parking for several vehicles this extends around the side of the house and leads up to a Garage. The front gardens has level lawns and a palm tree. To the rear the gardens have further lawns patio areas and feature entertaining areas. Timber shed. The gardens are enclosed by timber fencing.

OVERSIZED GARAGE

Up and over door. Power and light supply. Windows to the side.

