



5 St. Marys Drive, Brixham, TQ5 9FB
Freehold House - Terraced
£295,000

boycebrixham
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Located on the edge of the ever-popular St Mary's Bay and adjacent to the iconic South West Coastal Path, this spacious and immaculately presented three-storey home offers an exceptional opportunity for those seeking modern coastal living. Designed with versatility and comfort in mind, the property boasts three generous double bedrooms, including a stunning top-floor master suite complete with en-suite shower room and a Velux balcony window that opens to reveal far-reaching views across the surrounding landscape and towards the sea.

The ground floor welcomes you with a bright and well-proportioned entrance hallway, leading to a modern cloakroom and a stylishly appointed kitchen at the front of the property. This space is thoughtfully fitted with a range of integrated appliances and offers a lovely outlook. To the rear, the spacious living room enjoys direct access onto a private decked terrace and enclosed garden, ideal for relaxing or entertaining.

The first floor hosts two well-sized double bedrooms and a contemporary family bathroom, while the second floor is dedicated to the impressive principal suite. This top-floor retreat features a striking oriel-style Velux balcony, offering tranquil views, sea peeps and a sense of privacy.

Throughout the home, brand new carpets have been laid and every room has been freshly redecorated in neutral tones, creating a clean and welcoming canvas ready for a new owner to personalise. The property is offered with no onward chain, allowing for a smooth and straightforward purchase.

Externally, the rear garden is arranged with a (brand new) raised decked area, lawn, and patio space—all fully enclosed and perfect for low-maintenance enjoyment. A gate from the garden leads directly to a generously sized garage located just a few feet away, offering excellent storage or parking options. In addition to the garage, there is ample unrestricted parking available to the front of the property, as well as designated visitor spaces to the rear, making it ideal for guests and families alike.

Positioned in a well-maintained residential development with communal green areas and play spaces, this home combines comfort, style, and convenience in a prime location just moments from the coast. The property is Freehold, and there is an annual contribution towards the maintenance of the extensive development ground of circa £600pa.

Council Tax Band: D



- Popular Sharkham Location
- Ready-To-Go Condition w/ New Carpets
- Light-And-Bright Family Home
- Large Master Suite W/ Velux Balcony
- Three Double Bedrooms, One Ensuite
- Great Garage With Eaves Storage
- Modern & Efficient Property
- Offered With No Onward Chain



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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Current EPC Rating:

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(91-100) A			
(81-90) B			
(69-80) C			
(55-68) D			
(49-54) E			
(41-48) F			
(31-40) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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Please note floorplans are to be used as a guide only. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of the property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor. You are advised to check the availability of this property before travelling distance to view.

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