



49 Pillar Avenue, Brixham, Devon, TQ5 8LF
Freehold Bungalow
£289,950

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A beautifully presented three-bedroom detached bungalow occupying a generous level plot within the ever-popular Pillar Avenue. Perfectly positioned for easy access to Brixham's bustling harbour and town centre, the property also enjoys the convenience of a nearby parade of shops, making everyday amenities effortlessly accessible. Offering spacious accommodation, excellent parking and attractive gardens, this is a home that will appeal to a wide range of buyers.

The property is approached via a substantial driveway providing ample off-road parking for multiple vehicles, while the attractive frontage immediately sets the tone for the well-maintained accommodation within. An entrance hall welcomes you into the home and provides access to all principal rooms.

The heart of the property is the impressive lounge, a bright and inviting space featuring a stylish focal-point fireplace and large picture window overlooking the rear garden. There is ample room for comfortable seating and entertaining, creating a wonderful everyday living space. Adjoining the lounge is a versatile third bedroom which could equally serve as a dining room, home office or hobby room. Subject to any necessary consents, buyers may wish to explore opening this room into the main living space to create a larger open-plan arrangement. Also from the lounge, a door leads through to the spacious conservatory, which provides a superb additional reception area and access through French doors out to the rear garden.

The light-and-bright kitchen is fitted with a comprehensive range of units offering excellent storage and workspace, complemented by integrated cooking appliances and ample room for additional white goods.

There are two particularly generous double bedrooms, both well-proportioned and tastefully presented. The principal bedroom benefits from extensive fitted wardrobes providing excellent storage, whilst the second bedroom offers comfortable accommodation and could equally suit guests or family members. A modern shower room completes the internal accommodation, fitted with a contemporary white suite and stylish tiling throughout.

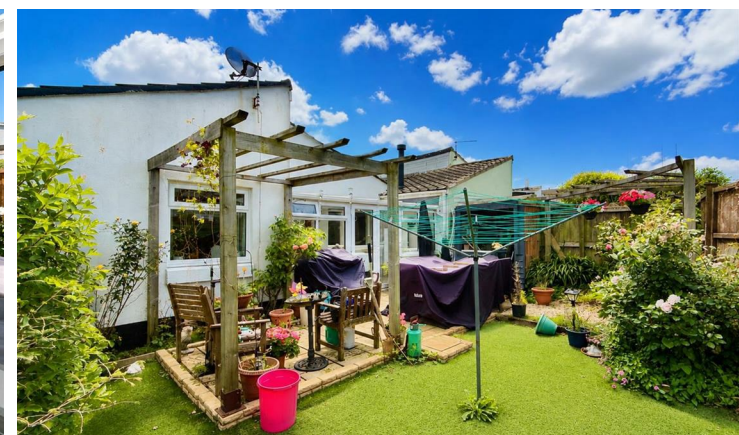
Outside, the property continues to impress. The enclosed rear garden enjoys a high degree of privacy and has been designed for ease of maintenance, combining patio seating areas with artificial lawn and mature planting. A timber pergola creates an attractive focal point and provides the perfect setting for outdoor dining and entertaining. Offered for sale in excellent decorative order throughout, this spacious bungalow combines convenience, versatility and low-maintenance living in one of Brixham's most sought-after residential locations.

Council Tax Band: C



- Versatile Three-Bedroom Bungalow
- Close To Bus Route And Shops
- Ample Off Road Parking

- Popular, Level Furzeham Location
- Well Presented Throughout
- Freehold - Council Tax Band C



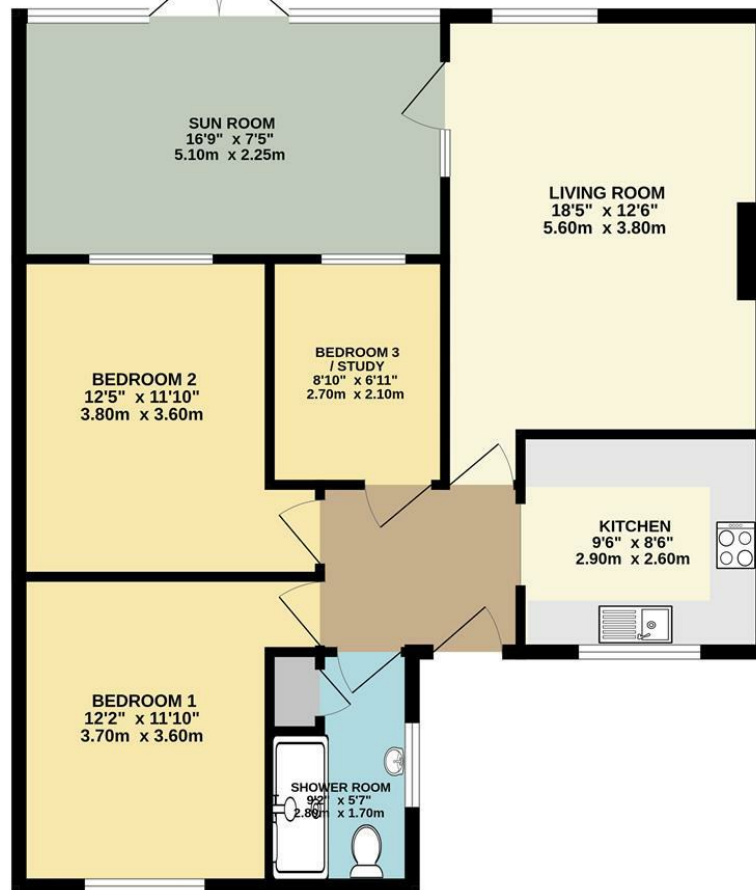
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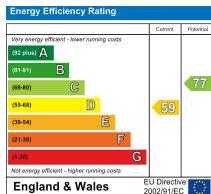
GROUND FLOOR
866 sq.ft. (80.4 sq.m.) approx.



TOTAL FLOOR AREA : 866 sq.ft. (80.4 sq.m.) approx.

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: D



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