



8 Meadowsweet Lane, Paignton, TQ4 7FL
Freehold House - Semi-Detached
£225,000

boycebrixham
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Set within a sought-after modern development just off Brixham Road, this attractive semi-detached home offers contemporary, low-maintenance living in a highly convenient Paignton setting, ideal for first-time buyers, professionals or investors alike.

The property is approached via the front garden with allocated parking, leading to a welcoming entrance area. The sitting room is bright and comfortable, providing a relaxing space to unwind, with stairs rising to the first floor and a natural flow through to the kitchen/diner at the rear. This well-designed room is fitted with modern units and offers ample space for dining, with double doors opening directly onto the garden, perfect for entertaining or enjoying warmer days. A ground floor WC adds valuable practicality.

Upstairs, the accommodation continues to impress with two well-proportioned bedrooms and a modern bathroom. The main bedroom enjoys a pleasant outlook over the rear garden, while the second bedroom benefits from a built-in wardrobe and an open aspect to the front. Gas central heating and double glazing throughout ensure the home is comfortable and efficient all year round.

Outside, the enclosed rear garden is designed for easy enjoyment, with a patio for seating, a lawned area, garden shed and useful rear access. The front garden provides additional kerb appeal without demanding maintenance.

Conveniently located close to supermarkets, retail parks, schools and South Devon College, the property is also well placed for the beaches and coastal attractions of Goodrington and Paignton, along with excellent transport links and town centre amenities. An internal inspection is highly recommended to fully appreciate the quality and location of this appealing home. As is commonplace with recently built developments, there is a monthly charge of £26.15 per month (25/26) towards the upkeep of the communal grounds. We are delighted to offer this property with NO ONWARD CHAIN.

Council Tax Band: C

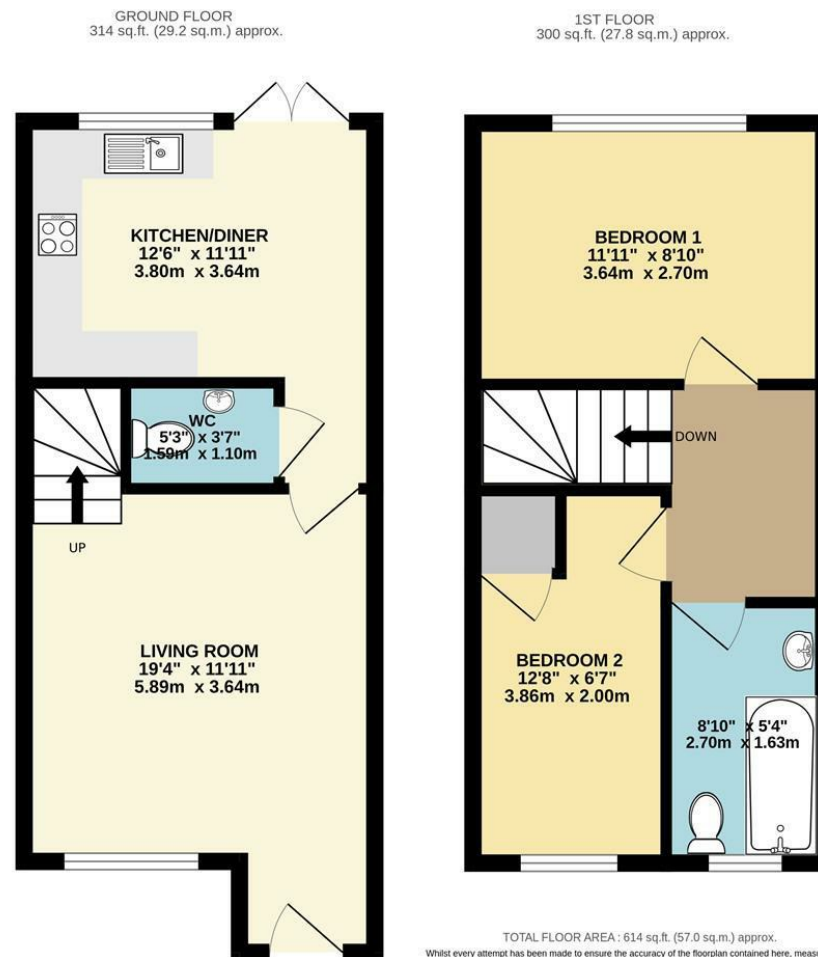


- Smart Two Bedroom House
- Beautifully Presented Home
- Freehold - Council Tax Band C

- Connected, Convenient Location
- Private Allocated Parking
- With No Onward Chain







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			
(39-54) E			
(21-38) F			
(1-20) 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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