





Kestrel Heights, Whilborough Road, Kingskerswell, TQ125DY

High-Spec Detached Bungalow with Stunning Countryside Views.

- Spacious Detached Bungalow
- 3 Bedrooms (1 en-suite)
- 80sqm Living/Dining/Kitchen
- 2 Further Reception Rooms
- Superb Far-Reaching Views
- Double Garage
- Convenient for Amenities
- Show-Stopping Accommodation
- Rare Opportunity
- Ample Off Road Parking

Style and sophistication are on offer at this fabulous detached single-story home finished to an exacting standard and with an eye for detail.

Occupying a plot of around a third of an acre, the home offers privacy and seclusion with well-tended lawned gardens to both the front and rear, and with a lovely terrace at the rear ideal for summer dining and entertainment. From the rear, the property enjoys some quite spectacular far-reaching views over miles of glorious rolling Devon countryside. A gated driveway and a large attached double garage provide plenty of parking.

The property is located in a particularly sought-after and somewhat exclusive address on the rural edge of the popular and well-served village of Kingskerswell. Despite its almost semi-rural position, the location offers excellent access for Torbay and Newton Abbot. The A380 South Devon link road is around a mile away, and Torbay Hospital around 2.5 miles drive. The village itself offers an excellent range of day-to-day facilities including: a primary school, health centre, various shops and a handful of excellent pubs and restaurants.

With contemporary styling both inside and out, the home can only be fully appreciated on inspection and does represent an extremely rare opportunity when it comes to a balance of style and location particularly on one level.

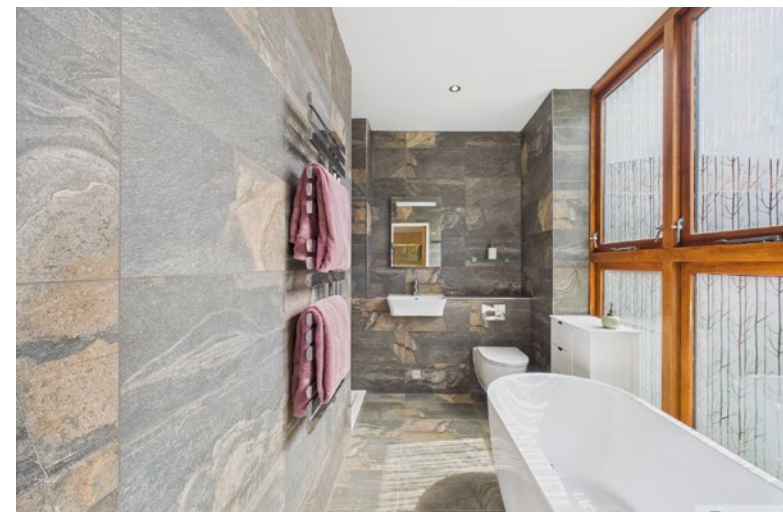
Stepping inside, feature glazing and neutral tones provide for a light filled interior. Designer touches include gas fired underfloor heating throughout, solid oak internal doors, and some high-end solid wooden or tiled flooring. The front door opens into a large porch with vaulted ceiling and full-height window to the front.

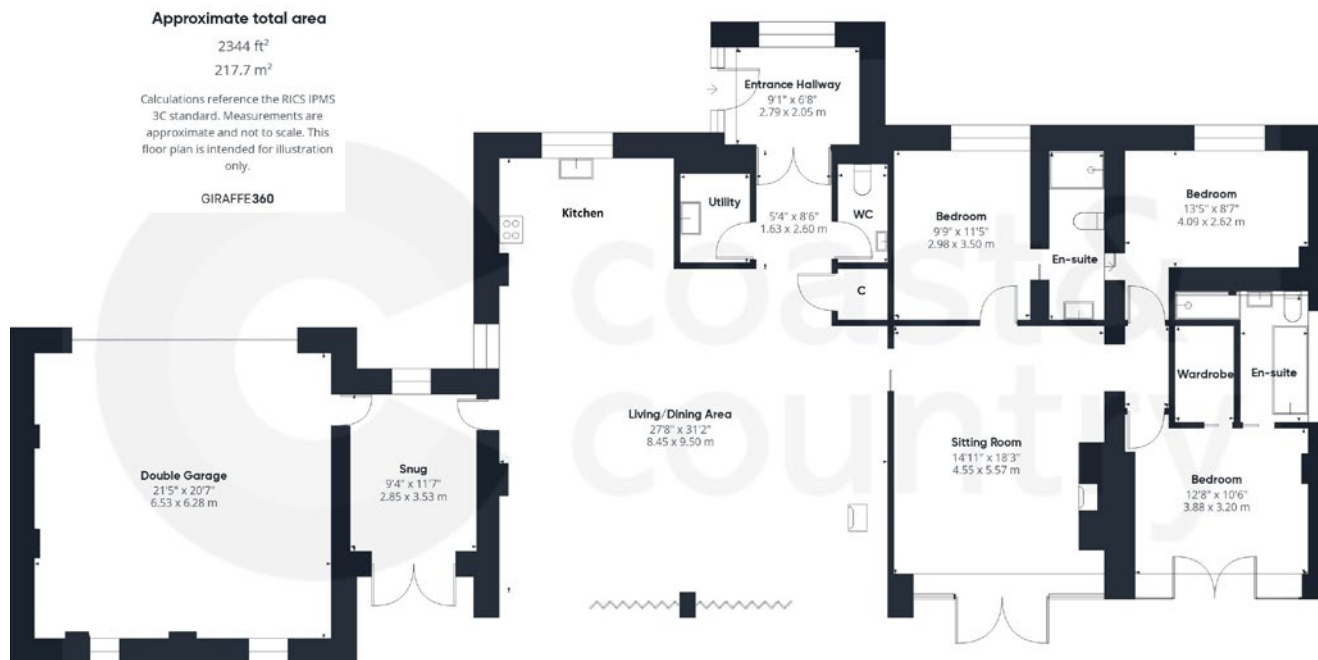
Twin doors open to a hallway which seamlessly flows on an open plan basis directly into a stunning living/kitchen/dining room of some 80sqm in total. With a part-vaulted ceiling, this area fully encapsulates the essence of modern living with plenty of space for sitting and dining furniture and with bi-fold doors and further full-height glazing drinking in the views and leading out to the terrace. The sitting area features a show-stopping ceiling hung/floating open fireplace and the kitchen area is fitted with a comprehensive selection of up-to-the minute cabinets and integrated appliances and has solid surface countertops and an undermount sink.

Accessed from the hallway is a separate plumbed utility room, a good-sized guest cloaks/WC and a large recessed storage cupboard. A cosy snug is double-aspect including doors to the rear garden, whilst a completely separate sitting room again with doors to the rear garden also has a vaulted ceiling and a fabulous enclosed living flame gas fire.

There are three double bedrooms, the principal with spectacular en-suite and walk-in wardrobe. Finally, there is a spacious shower room which is Jack and Jill to bedrooms two and three.

DISCLAIMER: Any information provided is purely a guide and is none contractual. Although every effort is made to ensure accuracy we rely on information from third parties and checking all information supplied would add to the cost of moving. On agreeing to buy a property you should have the property surveyed to your satisfaction and arrange tests on all appliances and equipment. We have not surveyed the property or carried any out other checks. You should instruct a solicitor to investigate all legal matters relating to your purchase and confirm what is included in the sale. Room sizes $\pm$ 0.1m. Rental valuations are only a guide and we suggest seeking advice from your rental agent.





AGENTS NOTES

Freehold

Mains water. Mains electricity. Mains gas. Private drainage.

A neighbouring property has occasional use to access a field at the rear of the house.

Local Authority

Teignbridge District Council

Council Tax: Currently Band F

Viewings

Strictly by confirmed appointment with the vendor's agent, Coast & Country.

DIRECTIONS

From Newton Abbot's Penn Inn roundabout take the A380 towards Torquay and leave at the first exit for Kingskerswell. At the roundabout take the third exit and at the next roundabout the second exit. Follow the road and at the the next junction take the right hand fork. Follow the road and at the sharp right hand bend keep take the left hand turn into Greenhill Road. Follow to the end and then turn right into Huxnor Road. Follow for around half a mile and take the right hand turn into Whilborough Road. Kestrel Heights will be found on the right.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		