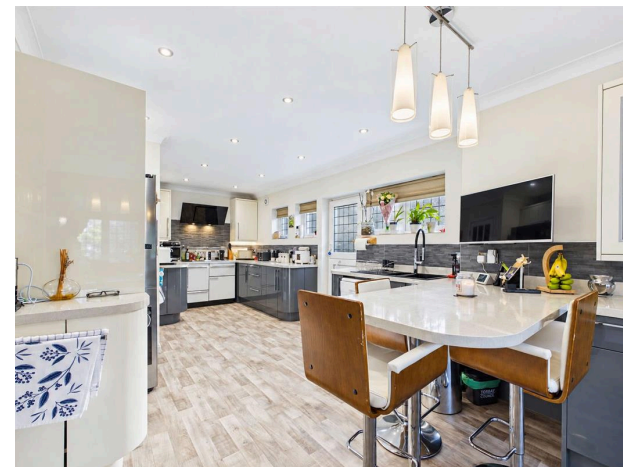




SUMMARY

Walking Distance to Torquay Harbour & Marina ||
Beautiful Views Towards Torwood Gardens ||
Beautifully Landscaped Gardens & Decked Terraces ||
Extensive Driveway Parking for Multiple Vehicles ||
Spacious Open-Plan Kitchen & Dining Room ||
Dedicated Bar & Versatile Home Salon/Studio



Visit our website for the current price:

www.danielhobbin.uk/P-RS1164/

Address: Torwood Close, Wellwood, Torquay,
TQ1 1EH

Property type: Detached House

Tenure: Freehold

Council tax band: D

EPC: D

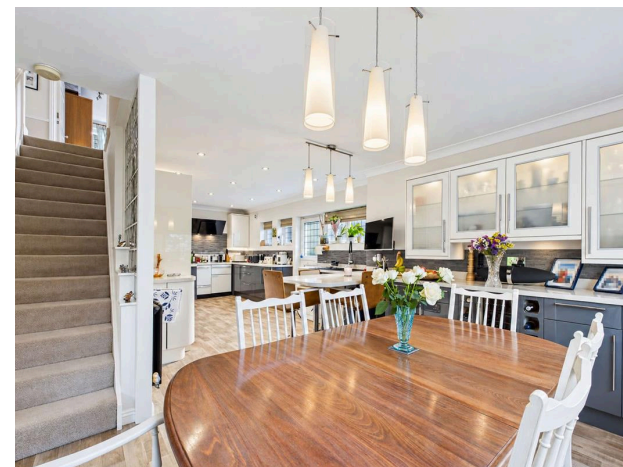
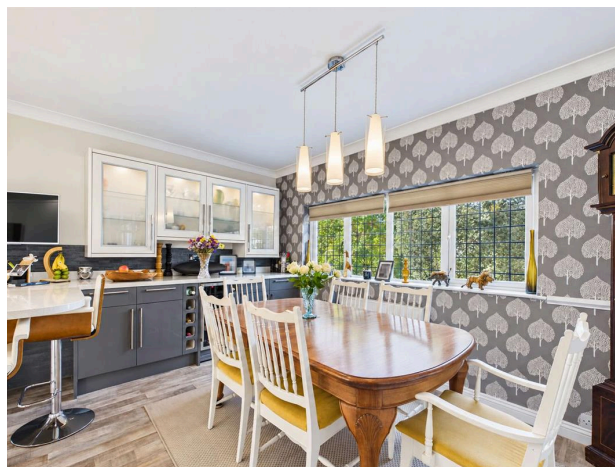
Bedrooms: 5

Bathrooms: 3

Receptions: 2

Parking: ✓

Garden: ✓



Welcome to your viewing

Thank you for joining us. We hope this brochure helps you explore the property and consider whether it could be your next home.

Please ask us any questions along the way — we're here to help.



After your viewing, how did we do?

We'd love to hear about your experience with us.

Scan to leave a Google review.



Open your camera & scan

DESCRIPTION

Occupying a substantial corner plot within a peaceful cul-de-sac of just nine properties, this distinctive five-bedroom detached residence offers versatile accommodation arranged over three levels, complemented by a prominent position enjoying delightful views towards Torwood Gardens and beyond. Situated in the desirable Torwood Close, the property enjoys a wonderfully secluded setting whilst remaining just a short walk from Torquay's vibrant harbourside and yacht marina.

The thoughtfully arranged accommodation offers considerable flexibility, with the ground floor featuring a dedicated bar and separate salon/studio, ideal for entertaining, recreational use or those seeking a home-based workspace. The principal living accommodation occupies the first floor, comprising a spacious living room opening onto a balcony, a contemporary open-plan kitchen/dining room, two bedrooms and a Jack & Jill shower room. The second floor provides three further bedrooms, including a principal suite with en-suite facilities, together with a separate family bathroom.

Externally, the property occupies a generous corner plot, with a substantial block-paved driveway providing off-road parking for multiple vehicles. We understand that planning permission was previously granted for the construction of a garage, although interested parties should make their own enquiries regarding the details and current status of any such consent.

The location is particularly appealing, positioned overlooking Torwood Gardens, one of Torquay's oldest public parks, celebrated for its mature trees, established greenery and colourful seasonal

planting. Despite its peaceful and tucked-away setting, the property remains within comfortable walking distance of Torquay's picturesque harbour, yacht marina and an excellent selection of restaurants, cafés and local amenities.

Combining distinctive architecture, substantial accommodation and an enviable position, this individual detached residence presents a rare opportunity to acquire a versatile family home offering both privacy and convenience in one of Torquay's most attractive coastal locations.

Council Tax Band: D (Torbay Council)

Tenure: Freehold

Parking options: Driveway

Garden details: Rear Garden

Electricity supply: Mains

Heating: Gas Mains

Water supply: Mains

Sewerage: Mains

Broadband: ADSL, Cable, FTTP

Broadband options available at the property include:

- * Standard broadband (16Mbps download, 1Mbps upload).

- * Superfast broadband (not available).

- * Ultrafast broadband (1000Mbps download, 100Mbps upload).

- Networks in the area: Openreach, Virgin Media

The Approach: Approached from Torwood Close, the property benefits from a substantial block-paved driveway, accessible via two separate entrances and providing generous off-road parking for multiple vehicles. The accommodation can be accessed through the principal front entrance, a secondary

entrance leading directly into the bar, or via the side garden providing access to the kitchen. A covered entrance porch, flanked by obscure-glazed side panels, opens into a welcoming reception hall featuring parquet flooring and a staircase ascending to the first floor. A generously sized cloak cupboard provides practical storage for coats and outdoor essentials. Completing the ground floor reception area is a striking and individually styled cloakroom, featuring vibrant tropical-themed wallpaper complemented by decorative gold detailing. The room is appointed with a pedestal wash basin, low-level WC, a distinctive porthole-style window and an ornate grey central heating radiator.

Bar & Studio/Salon: An arched opening from the reception hall leads into a distinctive and versatile bar room, featuring tiled flooring and a dedicated bar area, creating an inviting space for entertaining and social gatherings. To the front, a bay window incorporates a seating area enjoying attractive views across Torwood Gardens, whilst a double-glazed door provides additional access directly from the driveway. Leading off the bar is a separate studio/salon, currently utilised by the owner as a home-based business. This adaptable space also incorporates practical utility facilities, with provision for a washing machine and tumble dryer, alongside a retro-style stainless steel kitchen featuring original units with drawers and cupboards. A built-in storage cupboard provides further practicality, whilst the room's flexible arrangement offers considerable potential for a variety of alternative uses to suit individual requirements.

Kitchen & Dining Room: Situated on the first floor, this spacious and well-presented kitchen/dining room provides an inviting setting. The kitchen is fitted with a comprehensive range of wall and base units, complemented by tiled splashbacks and generous worktop surfaces. Integrated appliances include an eye-level oven and extractor hood, with provision for a large freestanding cooker, an American-style fridge/freezer and a dishwasher. A composite one-and-a-half-bowl sink with drainer completes the arrangement, whilst an extended worktop creates a natural division between the kitchen and dining areas, incorporating a convenient breakfast bar. The generously proportioned dining area comfortably accommodates a family-sized dining table and enjoys attractive views towards Torwood Gardens through a double-glazed window. Additional matching cabinetry provides further storage, complemented by integrated wine racks and a wine cooler. A staircase from the dining area ascends to the second-floor accommodation.

Living Room & Balcony: Occupying a delightful position on the first floor, this beautifully presented living room benefits from dual aspect double-glazed windows, including an attractive bay, allowing an abundance of natural light to fill the space. A traditional brick-built open fireplace forms a charming focal point, adding character and warmth to the room. A double-glazed door opens onto a private balcony terrace, laid with artificial grass

and enclosed by rendered walls and metal railings. This elevated outdoor space provides an inviting setting to relax and enjoy the picturesque views across Torwood Gardens.

First Floor Bedroom Suites: The first floor accommodates two well-proportioned double bedrooms, both enjoying direct access to a Jack & Jill shower room. The first bedroom provides a comfortable and inviting space, featuring a double-glazed window to the rear alongside a distinctive stained-glass porthole window, adding character and individuality. The second bedroom, currently utilised as a home office, offers equally versatile accommodation and benefits from a double-glazed window and a further stained-glass porthole window. Serving both bedrooms, the Jack & Jill shower room is appointed with a vanity unit incorporating a wash basin and drawer storage beneath, a concealed-cistern WC and a corner shower enclosure with a mains-fed shower. Tiled walls and a wall-mounted heated towel rail complete the arrangement.

Second Floor Bedroom Suites: Ascending to the second floor, a generously proportioned landing offers useful additional space, together with built-in eaves cupboards. Three comfortable double bedrooms occupy this level, including a spacious principal bedroom with a Juliet balcony, built-in eaves storage and private en-suite shower room. The en-suite features a his-and-her vanity unit with a generous wash basin, cupboard storage beneath and a wall-mounted mirror. A double

shower enclosure incorporates a rainfall showerhead and separate handheld attachment, alongside a low-level WC. Fully tiled walls, a Velux roof window and further eaves storage complete the space. The two remaining double bedrooms also benefit from built-in eaves cupboards and are served by a contemporary three-piece family bathroom, fitted with a bath and mains-fed shower over, a vanity wash basin with storage beneath and a concealed cistern WC, complemented by tiled walls.

A Garden to Enjoy: Beautifully landscaped gardens extend around the side and rear of the property, offering a delightful combination of established greenery and versatile outdoor entertaining spaces. Areas of lawn are framed by ornamental shrubs, mature planting, decorative stonework and colourful flower beds, creating an attractive setting. A series of timber-decked terraces provides generous sitting and dining areas, together with more secluded spots to enjoy the sunshine. The principal terrace is particularly well suited to entertaining, with steps rising to a further deck featuring a timber pergola and space for a hot tub. Decorative balustrades, raised planters and established borders enhance the arrangement, whilst the gardens continue around the side to the kitchen entrance, with access to useful under-house storage. Thoughtfully arranged for both peaceful relaxation and social gatherings, these attractive gardens form a natural extension of the living accommodation.



Ground floor



Floor 1



Floor 2



Approximate total area^m

230 m²

2476 ft²

Balconies and terraces

6.6 m²

71 ft²

Reduced headroom

7.1 m²

77 ft²

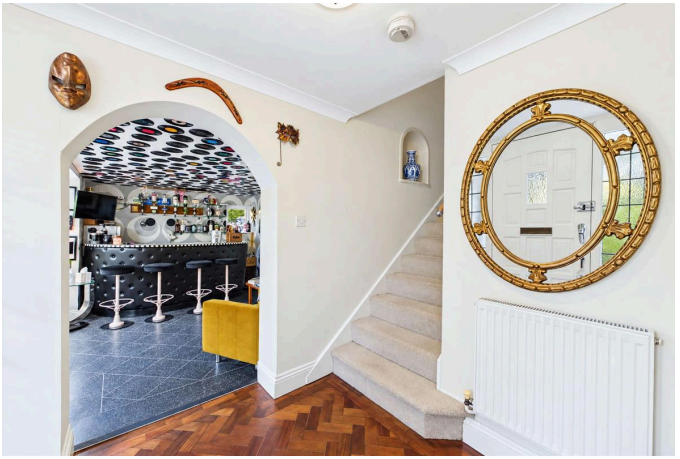
(1) Excluding balconies and terraces

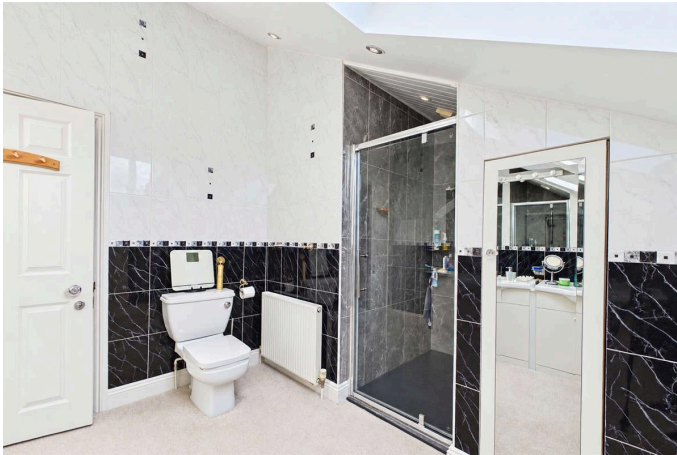
Reduced headroom

Below 1,5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360













DANIEL HOBBIN

Estate Agents

01803 921 456 | info@danielhobbin.uk | www.danielhobbin.uk

Company Registration Number: 13729245

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VAT Number: 454 3322 11 – **The Property Redress Scheme:** PRS030100 – **Client Money Protect:**

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Registered Office: 37 Torwood Street, Torquay, TQ1 1ED

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