

LOT  
**121**

4 Fisher Street, Paignton, Devon TQ4 5EL

GUIDE PRICE **£165,000+**\*

VACANT RESIDENTIAL

### Description

A deceptively spacious four/five bedroom detached three storey property enjoying an elevated and secluded position in close proximity of Paignton town centre. The property offers a sitting room, dining room, kitchen breakfast room and covered utility area on the ground floor, two double bedrooms, box room and bathroom to the first floor, with two further double bedrooms on the top floor, along with low maintenance gardens to three sides. The property is likely to appeal as a sizeable family home, a home with additional lettings income, or possibly as an HMO venture, subject to any requisite consents, upon which interested parties must make and rely upon their own planning enquiries of Torbay Council planning department.

### Situated

Fisher Street is conveniently situated for both local shops and those of Paignton town centre, along with the mainline railway station and the seafront. Paignton offers a wide range of shopping, leisure and educational facilities catering for all age groups and is a popular holiday destination.

### Ground Floor

Entrance hall, sitting room, dining room, kitchen/breakfast room and covered utility area.

a second bathroom, family bathroom.

### First Floor

Landing, two double bedrooms, box room/study with the potential for conversion into

### Second Floor

Landing, bedroom three being dual aspect and having sea views over the townscape, bedroom four.



### Outside

Low maintenance gardens, with gravelled front garden, decked rear garden with a raised seating area and storage facility.

527523. General enquiries  
Countrywide Property Auctions  
01395 275691.

### Viewings

Strictly by prior appointment  
with Fulfords Paignton 01803

### EPC Rating

E

### Council Tax Band

D