

for sale

£400,000 Freehold



The Ridings Waterleat Road Paignton TQ3 3UQ

Combining the charm and individuality of a historic stable conversion with the quality, comfort, and convenience of contemporary living, this outstanding detached home presents a genuinely rare opportunity within one of Paignton's most sought-after locations.



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Property Details

On Approach

From the moment you arrive, the property's distinctive appearance immediately sets it apart. Discreetly positioned within its own detached plot, the home enjoys a wonderful sense of privacy and tranquillity, creating a peaceful retreat from the pace of everyday life. The careful conversion has preserved the building's unique identity while introducing sleek, modern interiors that maximise light, space, and functionality.

On Entrance

Stepping inside, the quality of the design and finish becomes instantly apparent. The heart of the home is the stunning open-plan living space, a beautifully designed area that serves as the focal point for both everyday living and entertaining. Thoughtfully arranged to create a seamless flow between the living, dining, and kitchen areas, this impressive space offers the perfect balance of style and practicality. Clean architectural lines, contemporary finishes, and carefully chosen materials combine to create a sophisticated aesthetic, while large windows flood the interior with natural light and reinforce the connection to the surrounding outdoor spaces.

Kitchen & Reception Rooms

The modern kitchen is designed to complement the open-plan layout, providing both functionality and visual appeal. Finished to a high specification, it offers ample workspace and storage, making it equally suited to relaxed family meals or hosting guests. The adjoining dining and living areas create a welcoming atmosphere where family and friends can gather comfortably, benefitting from the generous proportions and abundance of natural light. A particular highlight of the home is the way in which natural light has been harnessed throughout the living spaces. Large windows positioned across the property allow sunlight to pour into the interior while offering attractive views of the surrounding grounds. This abundance of light creates a wonderful feeling of openness and space, further enhancing the contemporary design and welcoming atmosphere.

Bedrooms

Throughout the property, the accommodation has been carefully planned to maximise comfort and flexibility. Each of the four bedrooms is well-proportioned and beautifully presented, offering versatile space to suit a variety of needs. Whether used as family bedrooms, guest accommodation, a home office, or hobby room, the layout provides flexibility for modern family life and changing lifestyles.

The principal bedroom forms an impressive retreat, offering a stylish and relaxing space in which to unwind. Designed with comfort and practicality in mind, it is complemented by contemporary bathroom facilities finished to a high standard. The remaining bedrooms are equally appealing, benefitting from excellent natural light and attractive outlooks, ensuring every room feels bright, welcoming, and comfortable.

Bathroom

The property's bathrooms continue the theme of modern sophistication found throughout the home. Contemporary fittings, quality materials, and elegant design details create luxurious spaces that are both practical and visually appealing.

Every aspect of the conversion has been completed with careful attention to detail, resulting in a cohesive and high-quality finish that enhances the overall sense of refinement.

Outside

Outside, the property continues to impress. Occupying a private detached plot, the grounds have been designed to complement the home and provide an enjoyable outdoor environment. The versatile outside space offers numerous possibilities, whether for relaxing in the sunshine, al fresco dining with family and friends, or creating attractive seating and entertaining areas. The combination of privacy, manageable grounds, and flexibility makes the outdoor space just as appealing as the accommodation within.

Location

The property's position is another significant advantage. Situated within the highly desirable Waterleat area and on the edge of the beautiful Primley Woods, the location offers an enviable balance between convenience and tranquillity. Residents can enjoy a peaceful setting surrounded by nature while remaining within easy reach of the vibrant coastal town of Paignton and its extensive range of amenities.

Paignton is renowned for its stunning beaches, picturesque seafront, and welcoming atmosphere. A wide variety of shops, supermarkets, cafes, restaurants, and leisure facilities are easily accessible, ensuring that everyday essentials and lifestyle attractions are always close at hand. Families will appreciate the selection of nearby schools and educational facilities, while commuters benefit from excellent transport links connecting Paignton with Torquay, Brixham, and the wider South Devon area.

For those who enjoy outdoor pursuits, the location is particularly appealing. Primley Woods provides beautiful woodland walks right on the doorstep, while the South Devon coastline offers an abundance of scenic walking routes, hidden coves, beaches, and breathtaking coastal views. Whether you enjoy exploring nature, spending time by the sea, or simply appreciating the beauty of the local surroundings, this area offers an exceptional lifestyle opportunity.





To view this property please contact Connells on

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Property Ref: PGN313729 - 0002

Tenure:Freehold EPC Rating: C

Council Tax Band: E

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