





Ard-Na-Coille Ilsham Crescent

Torquay, Torquay

Ard-Na-Coille, Ilsham Crescent, Torquay

Absolute Sales & Lettings are delighted to bring to the market **Ard-Na-Coille**, a detached home occupying an elevated position on the ever-popular Ilsham Crescent — a property that has been much cherished by the same family for almost 50 years and now offered with **no onward chain**.

Set within beautifully cultivated grounds, this is an increasingly rare opportunity to secure one of the best-priced homes in the road, offering outstanding potential for improvement and value enhancement. The approach is immediately impressive, with a sweeping driveway rising through a lovely tree-lined frontage framed by mature planting, established shrubs and seasonal colour, creating a wonderful sense of privacy and arrival.

Positioned within the corner of a small cul-de-sac made up of individual homes, the property sits centrally within its generous plot. Steps lead to a raised entrance and a substantial front terrace which enjoys an elevated outlook, while the surrounding gardens attract an abundance of birdsong and wildlife. A discreet block-paved terrace to the side of the home provides an ideal space for entertaining or relaxed outdoor seating.

Internally, the property offers bright, airy accommodation with excellent proportions throughout. A wide entrance hallway creates a welcoming first impression and includes a



DRIVEWAY

3 Parking Spaces

GARAGE

Single Garage



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Location & Lifestyle Ilsham Crescent is widely regarded as one of Torquay's most established residential addresses, positioned perfectly to enjoy the balance of coastal living, green open spaces and everyday convenience. The setting offers an enviable lifestyle where scenic walks, beaches and village amenities are all within easy reach. A short stroll leads to Wellswood Village, affectionately known as the "village within a town", offering a thriving collection of independent shops, cafés, delicatessens, restaurants and everyday conveniences including a Co-op, pharmacy and popular local eateries. The area has a genuine community feel, with regular local events and a relaxed atmosphere that appeals to both families and downsizers alike. For those who enjoy the outdoors, the surrounding area is exceptional. Woodland walks through Ilsham Valley and the nearby Lincombe and Ilsham woods provide peaceful green corridors rich in wildlife and birdsong, linking directly towards the coastline. The South West Coast Path is easily accessible, offering some of the most scenic walking routes in the region with panoramic sea views stretching across Tor Bay. Nearby beaches include the ever-popular Meadfoot Beach, ideal for sea swimming, paddleboarding and relaxed waterfront dining, while Anstey's Cove offers a more secluded feel with crystal-clear waters and dramatic cliffs.





ABSOLUTE



Ground Floor

Approx. 113.7 sq. metres (1224.2 sq. feet)



Total area: approx. 113.7 sq. metres (1224.2 sq. feet)



Absolute Sales & Lettings

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