





Flat 2

Hughenden Manor Woodend Road,
Torquay

Occupying a privileged position within one of Wellwood's most sought-after residential developments, this exceptionally spacious three-bedroom maisonette offers the rare combination of house-like accommodation, a private entrance, beautifully maintained communal grounds and delightful views stretching towards Tor Bay.

A charming storm porch with leaded and stained-glass entrance door opens into a welcoming and generously proportioned reception hall, complete with useful under-stair storage. A cloakroom provides a wash basin, WC and obscure glazed window.

The impressive sitting/dining room is flooded with natural light from two large picture windows, framing attractive views across the communal gardens towards Tor Bay. A glazed door opens directly onto the patio, creating a seamless connection between indoor and outdoor living.

The kitchen/breakfast room is fitted with a stylish range of contemporary two-tone cabinetry complemented by stone-effect work surfaces and an inset granite sink. Integrated appliances include a double oven and four-ring gas hob with extractor hood, whilst a breakfast bar provides an informal dining space. A further picture window enjoys the same delightful south-facing outlook.

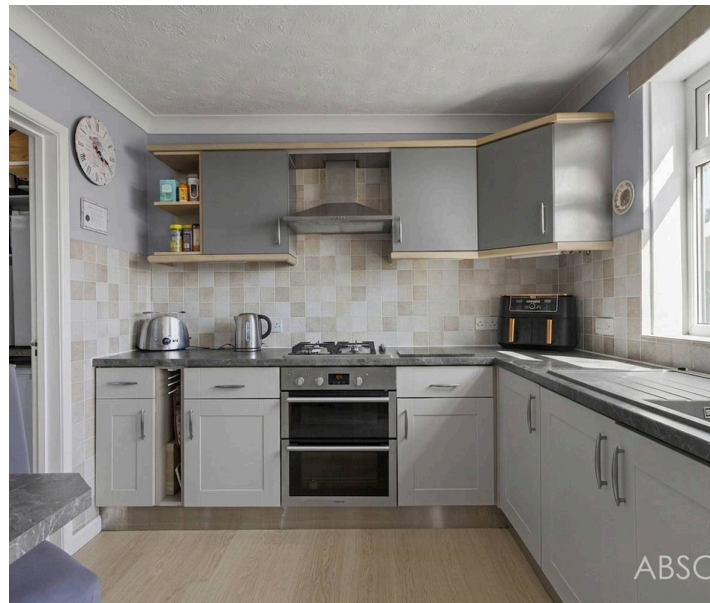
Adjacent is a practical utility room housing the



GARDEN

ALLOCATED PARKING

1 Parking Space



Flat 2

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Hughenden Manor occupies a fantastic position just a stone's throw from Wellswood Village – one of Torquay's most desirable residential areas, celebrated for its independent shops, patisseries, restaurants and welcoming community feel. The property is perfectly placed for access to local beauty spots such as Meadfoot Beach and Ilsham Marine Drive, while Torquay Harbour and the seafront are only a few minutes away by car. Excellent local schooling, scenic coastal walks and a selection of golf and leisure facilities are all close by, reinforcing why Wellswood remains one of the English Riviera's most sought-after addresses. Council Tax band: D

Tenure: Share of Freehold

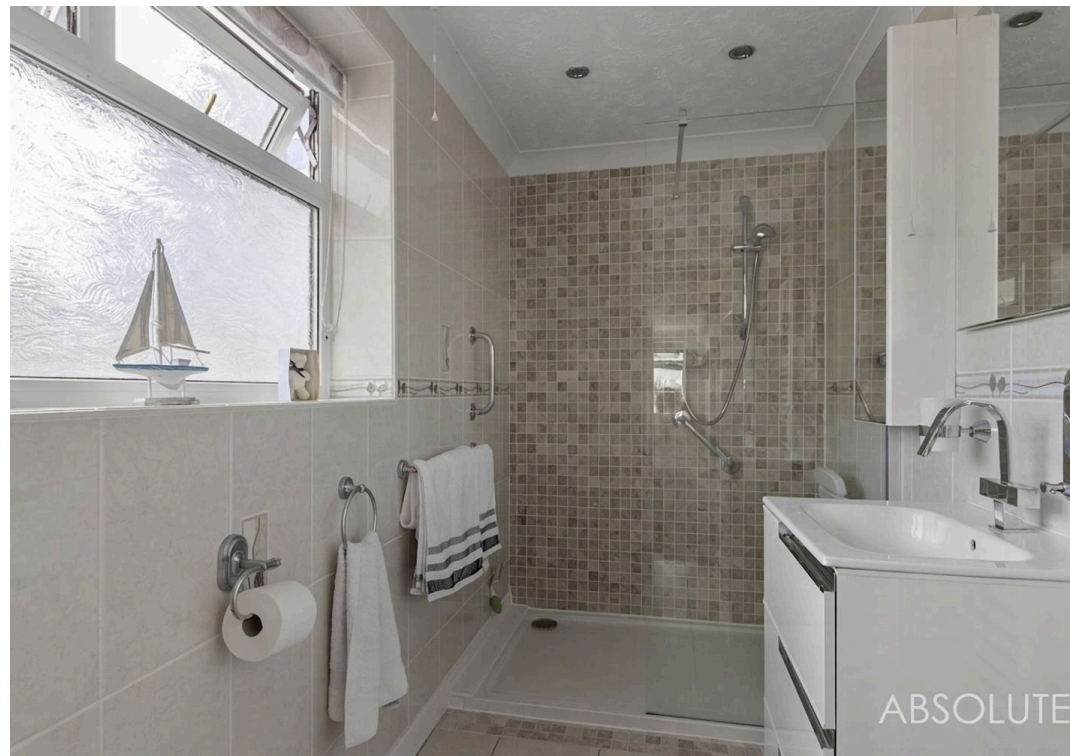
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

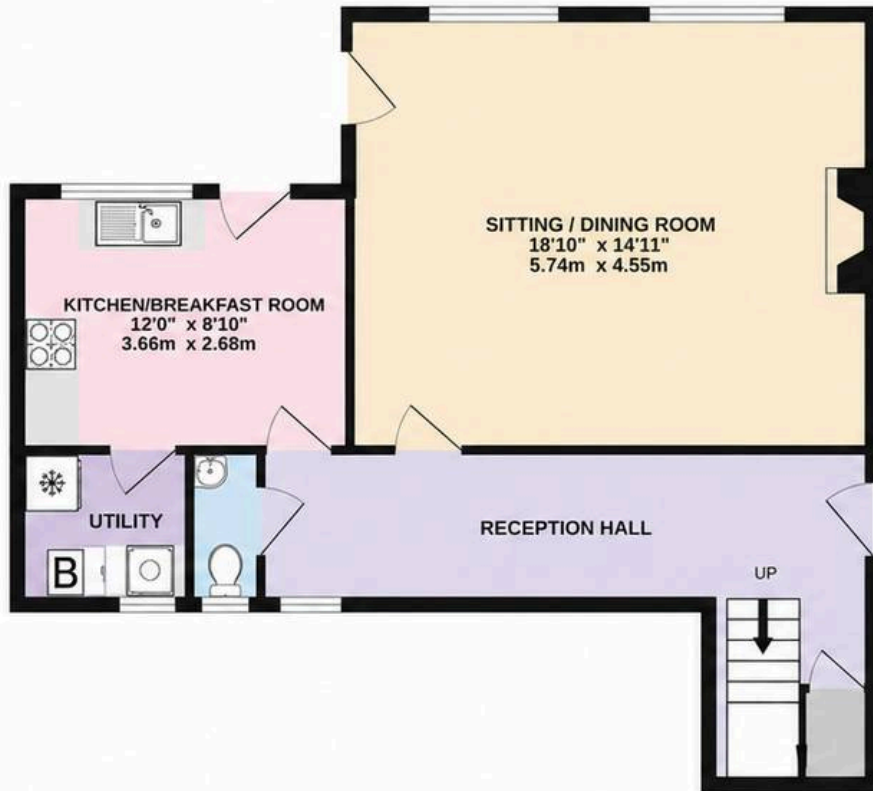
- Prestigious Wellswood location, moments from the village amenities
- Spacious maisonette arranged over two floors with a private entrance
- Stunning south-facing aspect with views towards Tor Bay
- Bright and generous sitting/dining room opening to the patio
- Well-appointed kitchen/breakfast room with separate utility room
- Private patio ideal for outdoor dining and relaxation







GROUND FLOOR
579 sq.ft. (53.8 sq.m.) approx.



FIRST FLOOR
583 sq.ft. (54.1 sq.m.) approx.



TOTAL FLOOR AREA : 1162 sq.ft. (107.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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