





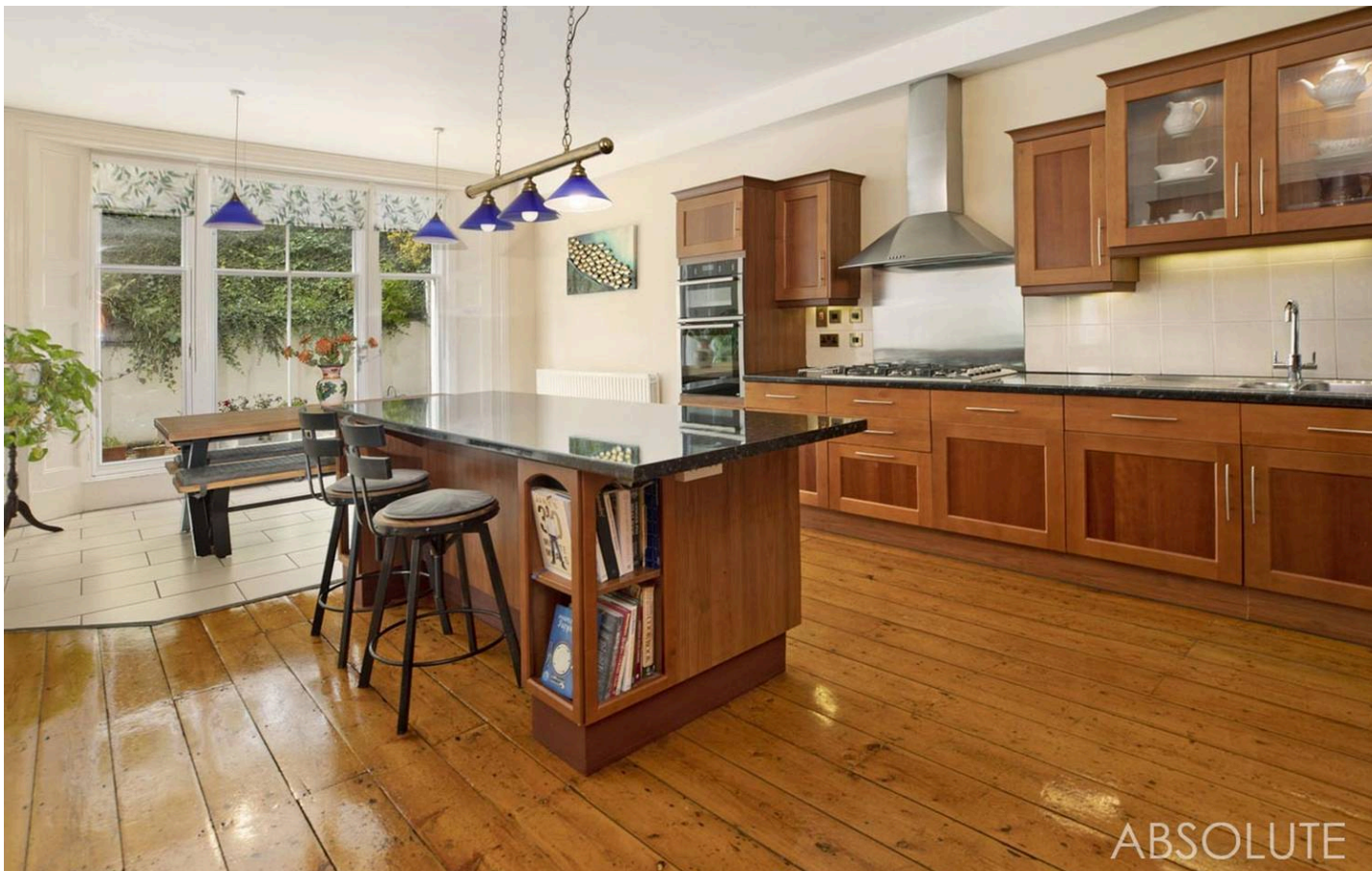
Mount Braddon, Braddons Hill Road East

Torquay

Mount Braddon is one of Torquay's landmark Georgian residences; an elegant Grade II listed villa dating back to circa 1827 and occupying a private setting within just under an acre of mature gardens and grounds. Beyond its historical importance, Mount Braddon is a substantial and highly versatile family residence, offering approximately 5,425 sq ft of accommodation arranged over three principal floors.

The entrance hall is a remarkable introduction to the home. Full of natural light and period character, it features a grand staircase rising through the centre of the house, a large patterned and stained-glass window, ornate cornicing, panelled doors, deep skirtings and an open fireplace with marble surround. It is a true central hall in the traditional Georgian manner, connecting the principal reception spaces and creating a memorable first impression.

The ground floor is perfectly arranged for both family living and entertaining. The drawing room is a superb formal reception room with tall sash windows overlooking the gardens, elegant proportions and direct access to the sun room, which in turn opens towards the outside space. The dining room is equally impressive, enjoying a double aspect with full-height sash windows and ample space for large family gatherings or formal entertaining.



The kitchen/breakfast room forms the practical heart of the house. Arranged around a central island and fitted with an extensive range of units and integrated appliances, it provides generous space for informal dining and day-to-day family life. Double doors connect the kitchen directly to the drawing room, making the layout particularly well suited to social occasions. Further ground-floor accommodation includes a utility room, cloakroom/WC, gym/studio or potential additional bedroom, and internal access to the integral double garage.

Across the first floor, the sense of scale continues. The principal bedroom suite is a beautiful, light-filled room with sash windows enjoying views across the gardens and towards Lincombe Hill, with glimpses through the trees towards the sea. A feature fireplace, generous proportions and a substantial fitted dressing room add to the quality of the suite, while the private en suite bathroom includes a roll-top bath, separate shower, twin wash basins, bidet and WC.

There are two further double bedrooms on the first floor, both with en suite bathrooms and large sash windows drawing in excellent natural light. This level also includes a home office and a further utility/laundry room, providing the practicality required for a house of this scale.

The second floor offers four further bedrooms, creating excellent flexibility for larger families, visiting guests, multigenerational living or holiday accommodation use. These rooms retain character with exposed beams, sash and dormer windows, eaves storage and pleasant views over the gardens and surrounding area. One of the bedrooms benefits from its own en suite shower room, with a further family bathroom serving the remaining rooms.

Driveway

4 Parking Spaces

Double garage

2 Parking Spaces



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Mount Braddon enjoys a highly convenient position in one of Torquay's most established residential areas, close to the harbour, marina, town centre and some of the English Riviera's best coastal scenery. The property offers a rare balance: a private, almost country-house setting within its own grounds, yet within easy reach of the water, restaurants, amenities and transport links. Torquay Harbour and Marina are a key part of the lifestyle on offer, with the marina providing berthing, chandlery nearby, boat sales, jet ski pods and access to coastal water activities including RIB rides and seafari-style trips around the bay. The sheltered waters of Tor Bay are well known for sailing, paddleboarding, kayaking, leisure boating and seasonal water sports, making this a superb base for buyers who want to enjoy coastal living rather than simply look at it. The harbourside is also one of Torquay's main social hubs, with a good selection of restaurants, bars and cafés surrounding the water. Local options include The Dock, positioned overlooking the marina, Harbour 16 on Torquay Harbour, and a wider choice ranging from relaxed seafood and cafés through to more refined dining. The town centre is also a short walk from the harbour, offering shops, supermarkets, cafés, restaurants and day-to-day amenities. For scenic walks and beauty spots, the area is excellent. The harbour connects easily towards Torre Abbey Sands, Princess Gardens and the seafront, while Meadfoot Beach, Daddyhole Plain, the Warberries, Lincombes and the South West Coast Path are all within easy reach.





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