



Luscombe Maye
Since 1873

West Alvington, Kingsbridge, TQ7 3PN

Guide Price £325,000

3 1 2



Clifton House is a three-storey terraced home that offers a blend of traditional charm and modern potential. With its distinctive light blue facade and classic architectural features, this residence presents a unique opportunity for those seeking a characterful home with room for personalisation.

Upon entering, you are greeted by a hallway with a striking red and black checkered tiled floor. The ground floor combines character with functionality, featuring a sitting room with a generous bay window that floods the space with natural light. An open fire provides a cosy focal point. Built-in shelves and cupboards provide charm and practicality, while decorative crown moulding enhances the room's traditional appeal. The dining room has a wood-burning stove framed by a light blue surround and wooden mantelpiece. This space offers ample space for gatherings and flows into a galley-style kitchen with wooden countertops and ample cabinet space.

Ascending the staircase, with its elegant white-painted spindles and dark wood handrail, the large first floor landing could also be used for office space. The first floor offers three bedrooms and a bathroom. Bedrooms 1 and 2 provide comfortable accommodation, while Bedroom 3 offers flexibility as a study, nursery. The bathroom is stylish and functional, featuring a shower area tiled with blue mosaic tiles, a glass enclosure with a patterned design, and a white suite including a pedestal sink, toilet, and bathtub with tiled backsplash. Wood-effect laminate flooring adds warmth and practicality. Original features such as wooden flooring, multi-pane sash windows, and traditional architectural details contribute to the home's unique charm.

An attic space with exposed wooden beams and three velux windows offers potential for conversion, subject to necessary consents.

Externally, Clifton House offers a blend of privacy and potential. Mature hedges and a driveway lead to a wooden gate marking the entrance. The rear boasts an outdoor space with mature shrubs, presenting a fantastic opportunity for landscaping and garden creation.





- Three Bedroom Terraced Home
- Original Features
- Potential for Renovation
- Popular Village Location
- Walking Distance to Kingsbridge
- Character Home
- Wood Burning Stove
- South Facing Garden
- Close to Local Primary School
- No onward chain

