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LUKE BOON

eXp UK Personal Estate Agent



5 BEDROOMS

3 RECEPTION ROOMS

2 BATHROOM

1677 SQ.FT

FREEHOLD

LOWER FARM ROAD
PLYMPTON
PL7 1JJ

£500,000

Detached, split-level homecomplete with a double garage, south facing garden & double width driveway. Requiring some decorative modernisation. No onward chain.



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Lower Farm Road is a quiet and sought after cul-de-sac in the heart of Plympton. Giving easy access to both The Ridgeway and A38 Devon Expressway, the property is located close to local bus routes and an abundance of local amenities.

Plympton is a popular suburb in Plymouth which has an abundance of local amenities, including Doctors surgeries, Dentists, Pharmacies, schooling, green spaces and health and leisure centres. The Ridgeway Shopping Centre has a wide range of local and national, traders, eateries and pubs.

Plymouth has a train station with direct access into London Paddington and Birmingham New Street. Plymouth City Centre has Drake Circus Shopping Centre and the Barcode Leisure Complex, plus the Theatre Royal. The Barbican and Royal William Yard are located close by, with a range of local and national traders and eateries.

The Property

You enter the property into the porch which leads into the entrance hall. The entrance hall gives access to bedrooms three and four and has stairs leading down to the main living area and stairs ascending to further bedrooms and a shower room. Bedroom three is a good sized double and bedroom four is a large single.

Downstairs comprising a large open plan lounge/dining room which gives access out onto the rear garden and through to the conservatory. The lounge/dining room has triple aspect windows and doors and views over the rear garden. The conservatory has space for a range of large furniture and has French doors leading out to the rear garden. The roof has been insulated. There is a modern fitted kitchen which has a range of wall and base mounted units and has space for an array of appliances. There is a window to the side elevation and a door that gives access out onto the rear garden.

Downstairs also has a large shower room which has a large shower cubicle, low level wc and a hand wash basin. The room is fully tiled and has an obscured window to the side elevation.

Upstairs, the first floor landing gives access to one, two, five, a shower room and an airing cupboard. The airing cupboard houses the boiler and hot water cylinder. The boiler was installed seven years ago and is fully serviced.

The main bedroom is an excellent size and has a range of fitted wardrobes and a window to the rear elevation giving elevated views of the surrounding area.

Bedroom two is also a good sized double room with a window to the rear elevation and a range of fitted furniture. Bedroom five is a single room and has a window to the side elevation and a built-in storage cupboard. The shower room is a good size and has a shower cubicle, a low level wc and hand wash basin. The room is fully tiled with a window to the side elevation.

The property has had a new roof which was installed three years ago and has had a new consumer unit installed. Properties within this cul-de-sac are rarely available and this property is offered with no onward chain.

Outside

The rear garden is private and south facing. The garden is accessed via the open plan lounge/dining room, conservatory and the kitchen. The rear garden is mainly laid to lawn and has a large patio area. There is a summer house and an area which houses a greenhouse.

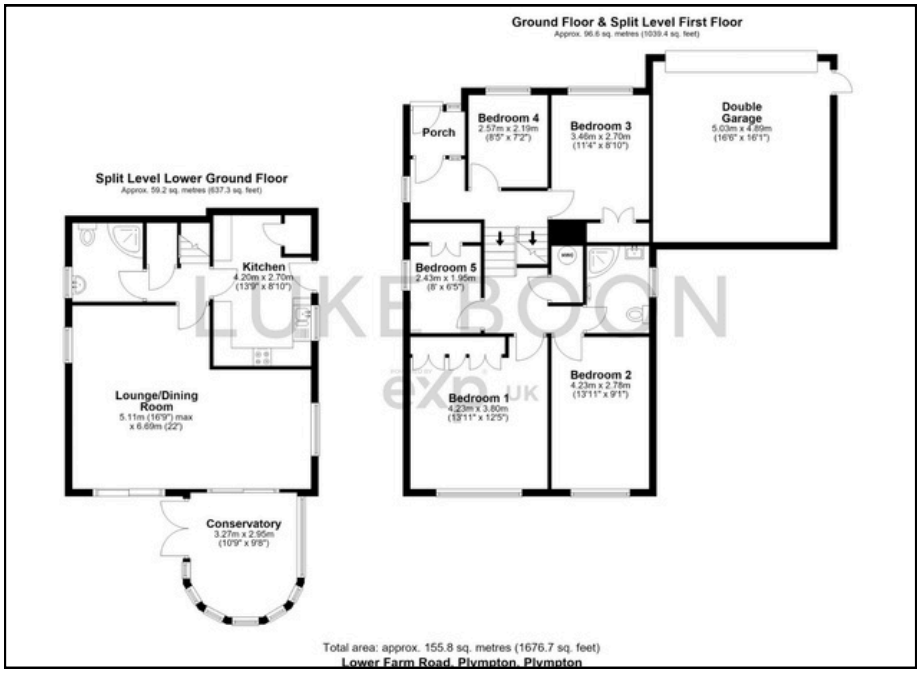
To the front of the property is a low maintenance front garden with a range of mature plants and shrubs. There is a double width driveway and a double garage. The double garage has power, water and lighting, an electric up and over door and a small side door.

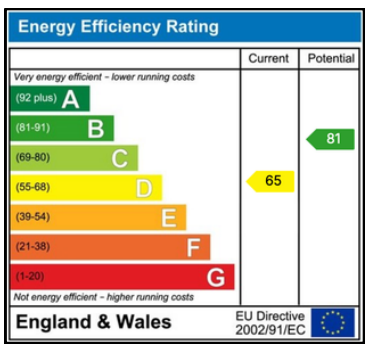
Tenure & Services

Tenure - Freehold
EPC - D
Council Tax Band - E
Services - Mains Water, Gas, Drainage & Electricity. Connected To Fibre Broadband









Website Link

Any questions? Want to make an offer? Please get in touch

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