

Cross Keys Estates

Opening doors to your future



16 Thackeray Gardens
Plymouth, PL5 3HY
Guide Price £170,000 Freehold



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**** Guide Price £170,000 to £180,000 ****

Cross Keys Estates is pleased to present this charming mid-terrace house located in the tranquil Thackeray Gardens, Plymouth. This delightful property boasts two spacious double bedrooms, each offering lovely views and an abundance of natural light. The large sitting room is a standout feature, providing a welcoming space for relaxation and entertainment, while the modern fitted kitchen is perfect for culinary enthusiasts. The property also benefits from a new roof.

A lovely conservatory extends the living space, allowing for a seamless connection to the outdoors. The private front and rear gardens are ideal for enjoying the fresh air, with the rear garden being particularly generous in size, perfect for gardening or outdoor activities.

- Spacious Mid Terrace Property
- Modern Fitted Kitchen
- Light And Airy Conservatory
- Well Presented Throughout
- Close To Local Amenities & Shops
- Two Bright Double Bedrooms
- Generous Sitting Room
- Private Front And Rear Garden
- Peaceful Cul-De-Sac Location
- No Onward Chain, EPC=D68



Cross Keys Estates

As one of Plymouth's leading QUALIFIED estate agents for over two decades, we are proud to have been offering our multi award winning customer service since day one. If you are currently on the market or you are thinking of putting your property on the market, why not give us a call, you will not be disappointed. 98% of our clients recommend us to their friends and family and our results, when it comes to sales, are unrivalled.

Plymouth

Plymouth, Britain's Ocean City, is one of Europe's most vibrant waterfront cities. Located in one of the most beautiful locations imaginable, Plymouth is sandwiched between the incredible South West coastline and the wild beauty of Dartmoor National Park. Plymouth is 37 miles south-west of Exeter and 190 miles west-south-west of London, between the mouths of the rivers Plym to the east and Tamar to the west where they join Plymouth Sound to form the boundary with Cornwall, it is also home to one of the most natural harbours in the world. To the North of Plymouth is Dartmoor National Park, extending to over 300 square miles, which provides excellent recreational facilities.

The city is home to more than 260,000 people, making it the 30th most populated city in the United Kingdom and the second-largest city in the South West, after Bristol and has a full range of shopping, educational and sporting facilities. There is mainline train service to London (Paddington) and to Penzance in West Cornwall.

There's everything that you would expect to find in a cool, cultural city, with great shopping, arts and entertainment. But there's also hundreds of years of history to uncover, from Sir Francis Drake and the Spanish Armada to the Mayflower sailing in 1620, to a city rebuilt following the Blitz during World War II. With easy access to Exeter and its International Airport and a mainline train station giving direct access to London and a ferry port offering sea crossings to both France and Spain.

Plymouth is governed locally by Plymouth City Council and is represented nationally by three MPs. Plymouth's economy remains strongly influenced by shipbuilding and seafaring including ferry links to Brittany and Spain, but has tended toward a university economy since the early 2000's. It has the largest operational naval base in Western Europe – HMNB Devonport.

Manadon

Manadon has two primary schools, St Boniface's Catholic College (secondary comprehensive), and is home to the Manadon interchange, on the A38 road. Manadon Park, a development of varying housing types is built on the former site of the RNEC Manadon (HMS Thunderer), the Royal Navy's former Engineering College. The park retains Manadon House, the old Manor House and former chapel from its naval service.

More Property Information

This home is well presented throughout, having recently undergone updates including newly fitted carpets and fresh paint, ensuring a move-in ready experience for its new owners. The shower room is enhanced by two Velux windows, adding to the overall brightness of the property.

Situated in a peaceful cul-de-sac, this residence offers a serene environment while still being conveniently close to local amenities. This property is an excellent opportunity for those seeking a comfortable and stylish home in a desirable location. Don't miss the chance to make this lovely house your new home.

Entrance Vestibule

Hallway

Sitting Room

11'1" x 14'9" (3.37m x 4.50m)

Kitchen

9'1" x 10'0" (2.77m x 3.05m)

Conservatory

Landing

Primary Bedroom

6'10" x 11'3" (2.08m x 3.43m)

Bedroom 2

7'0" x 8'0" (2.13m x 2.44m)

Shower Room

Garden

Cross Keys Estates Lettings Department

Cross Keys Estates also offer a professional, ARLA accredited Lettings and Management Service. If you are considering renting your property in order to purchase, are looking at buy to let or would like a free review of your current portfolio then please call our director Jack who is a fully qualified and award-winning letting agent on 01752 500018

Financial Services

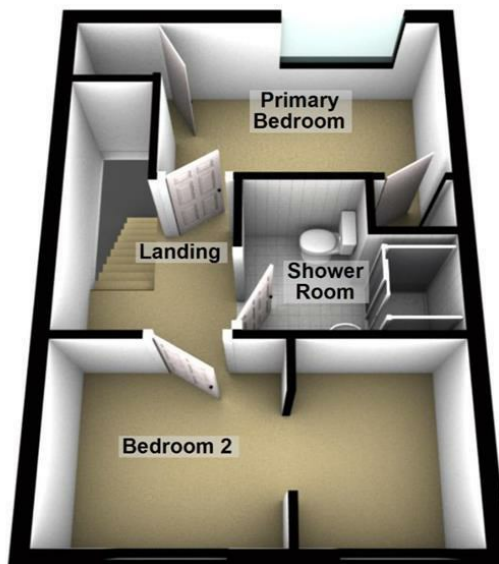
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Ground Floor



First Floor




Cross Keys Estates
 Residential Sales & Lettings



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		89
(81-91) B		
(69-80) C		68
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC 

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Council Tax Band A

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