



LANG TOWN
& COUNTRY

42 Portland Road,
Stoke, Plymouth, PL1 4QN


LANG TOWN
& COUNTRY

£385,000

Occupying a fabulous central location close to the wonderful Devonport Park, Stoke Village, Devonport Railway Station, popular schools and regular transport to the city centre just over one mile distance.

Circa 1880, this splendid and imposing double fronted Victorian residence has recently been sympathetically and tastefully improved, redecorated and has gas central heating, with the boiler fitted in 2018, double glazing and a remodelled bathroom with shower and there is a wood burner in the snug.

The property has a plethora Victorian features to include ceiling roses, ornate coving, fabulous period fireplaces, picture, and dado rails. There are also stripped pine floors in the hallway, sitting room and dining room.

The particularly spacious and well proportion accommodation comprises, on the ground floor, of an imposing vestibule entrance, an entrance hallway, a sitting room with a Victorian fireplace, a dining room also with a fireplace feature, a snug with a wood burner, a recently refurbished kitchen/breakfast room which has fabulous quartz work surfaces and there is a built-in dishwasher, fridge and a utility. There is an external WC.

On the first floor there are four bedrooms and a remodelled bathroom/shower room and a separate wc. Most importantly the property has a private parking space to the front the of the property.

The charming walled rear courtyard garden has recently been remodelled and landscaped with a delightful and a imaginative use of porcelain slates. There is a shelter covered veranda, a fabulous, raised terrace with well stocked herbaceous borders and the garden enjoy and sunny westerly aspect.

AGENTS NOTE An internal inspection of this unique charming and intriguing Victorian family home can be strongly recommended.

GROUND FLOOR

ENTRANCE HALL

SITTING ROOM 12' 4" x 20' 6" (3.76m x 6.25m)

DINING ROOM 12' 4" x 15' 8" (3.76m x 4.78m)

SUNG 12' 6" x 11' 4" (3.81m x 3.45m)

KITCHEN/BREAKFAST ROOM 15' 2" x 12' 11" (4.62m x 3.94m)

UTILITY ROOM 16' 9" x 7' 10" (5.11m x 2.39m)

FIRST FLOOR

BEDROOM 1 12' 2" x 17' 1" (3.71m x 5.21m)

BEDROOM 2 13' 9" x 11' 11" (4.19m x 3.63m)

BEDROOM 3 8' 3" x 12' 2" (2.51m x 3.71m)

BEDROOM 4 8' 6" x 12' 2" (2.59m x 3.71m)

BATHROOM

SEPARATE WC

LOCAL AUTHORITY Plymouth City Council

COUNCIL TAX Band C

POSTCODE FOR SAT NAV PL1 4QN

To view this property call Lang Town & Country Estate Agents on 01752 256000

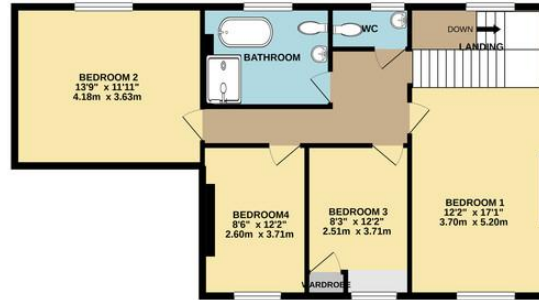




GROUND FLOOR
1012 sq.ft. (94.0 sq.m.) approx.



1ST FLOOR
848 sq.ft. (78.8 sq.m.) approx.



TOTAL FLOOR AREA: 1859 sq.ft. (172.7 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.
Made with Metropix ©2021



40 Mannamead Road
Mutley
Plymouth
Devon
PL4 7AF

01752 256000

property@langtownandcountry.com

Lang Town & Country endeavour to ensure the accuracy of property details produced and displayed, we have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are connected, in working order or fit for purpose. A buyer must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

