



35 Kingswear Crescent, Crownhill, Plymouth, Devon, PL6 5PJ



# Guide £300,000



Set in a delightful, elevated position in the popular residential area of Egguckland this chain-free 2-bedroom semi-detached bungalow offers spacious accommodation and plenty of potential for modernisation.

The property features an inviting entrance hall leading to a generously proportioned sitting room complete with a gas fireplace, creating a warm and welcoming atmosphere. Both bedrooms are doubles, providing comfortable living spaces with room for storage and furnishings.

The kitchen includes some fitted units with ample space for white goods and dining area, and provides access to the rear porch, which leads to the low-maintenance back garden. The bathroom is well-appointed, featuring a bath with a shower over, a wash hand basin, a heated towel rail, and a WC. A large and practical storage cupboard off the hallway adds to the home's functionality, whilst there is also useful cellar storage, accessed externally via small side door off the driveway and this space houses the modern boiler.

Externally, the property benefits from a long driveway accommodating 2-3 vehicles, leading to a single garage, ideal for parking or additional storage. The front garden offers a pleasant and inviting space, while the rear garden, laid with gravel and complemented by some mature bushes, provides an easily maintained outdoor retreat.

This charming bungalow represents an excellent opportunity for those looking to put their own stamp on a property. With a little upgrading, it has the potential to become a comfortable and stylish home in a sought-after location.

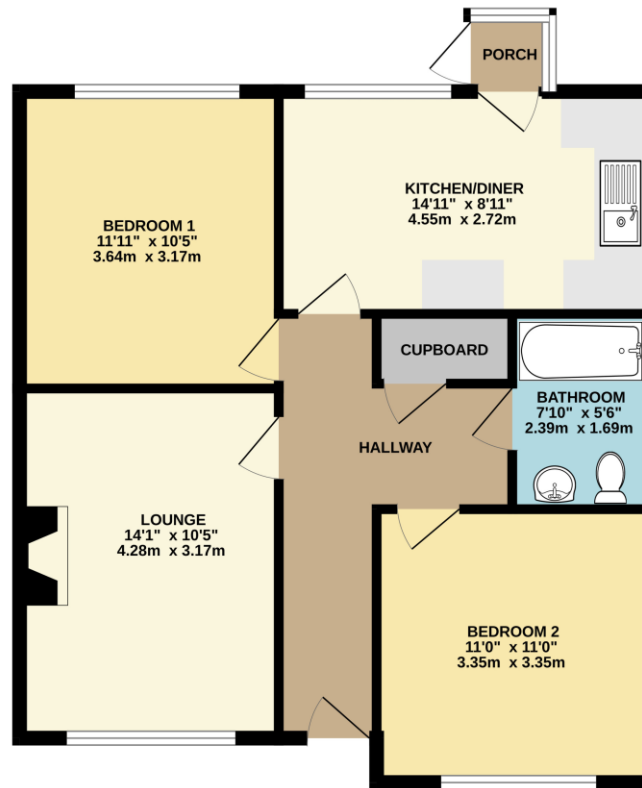


To view this property call Lang Town & Country Estate Agents on **01752 256000**.





GROUND FLOOR  
681 sq.ft. (63.3 sq.m.) approx.



TOTAL FLOOR AREA : 681 sq.ft. (63.3 sq.m.) approx.  
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