



1 Row Lane, St Budeaux, Plymouth, Devon, PL5 2EL



Price £250,000

Lang Town and Country are delighted to offer this fine detached house in need of total modernisation and refurbishment.

The property is situated in a convenient location, close to all local amenities, such as, shops, schools, parks, and within easy access of the A38 which links Devon and Cornwall via the Tamar bridge.

The accommodation comprises an entrance hall, living room, dining room, kitchen, and cloakroom on the ground floor, with three generous bedrooms, bathroom, and separate W.C on the first floor.

The property is set on a generous plot with a garden to the front, driveway, and garage. The walled rear garden has a couple of useful outbuildings.

An early viewing is essential to appreciate this great property with enormous potential.

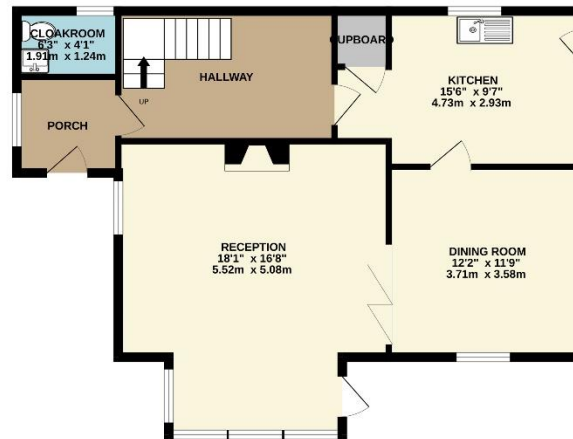


To view this property call Lang Town & Country Estate Agents on **01752 256000**

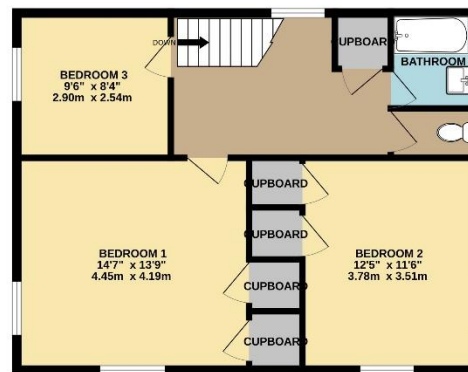
www.langtownandcountry.com



GROUND FLOOR
724 sq.ft. (67.3 sq.m.) approx.



1ST FLOOR
625 sq.ft. (58.0 sq.m.) approx.



TOTAL FLOOR AREA: 1349 sq.ft. (125.3 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.
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