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**Freehold : Council Tax Band C
EPC Rating D**

Glebe Avenue, Saltash

BELVOIR!

Guide price £325,000



Key Features

- > Extended Two Bedroom Detached Bungalow
- > Lovely Sunny Garden With Views
- > Garage & Driveway
- > Open Kitchen/Diner
- > Superb Sized Extension/Living Area

An extended two double bedroom bungalow with lovely river views, situated within walking distance to the town centre and riverside.

This well-presented home is both light and airy whilst offering spacious accommodation throughout.

Additional features include; garage and driveway, front garden, entrance porch, inner hallway, storage space, a fantastic sized double bedroom, a dual aspect sitting room with fireplace that could be utilised as a second double bedroom, an attractive family bathroom, a light and bright fitted kitchen/diner, an extension providing an absolutely superb dual-aspect living space with French doors and river views!



There is also a fantastic rear garden offering plenty of space to appreciate the lovely surroundings and sunshine.

The garden also benefits from a lawn, a patio and a decked area, along with a summer house and garden shed.

Overall, a wonderful place for gardening, entertaining and al fresco dining!

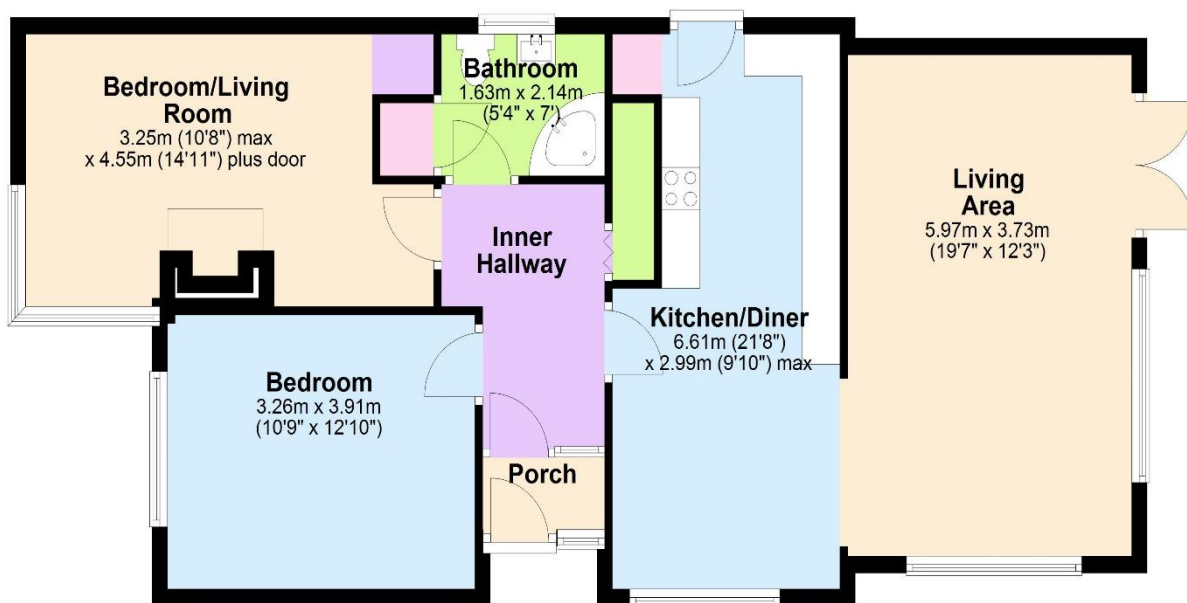
This property offers something truly unique in the current marketplace and needs to be seen to be appreciated.

Call today to find out more!

Saltash is a picturesque town that lies just across the River Tamar from Plymouth and is often referred to as the "Gateway to Cornwall". The town centre itself provides many shops and the doctors, dentists, library and leisure centre are all close by. There are four primary schools and a secondary school, along with a local health centre and many places of worship. South East Cornwall boasts many waterside villages such as St Germans and Cargreen, all within easy commuting distance to Saltash and the City of Plymouth.

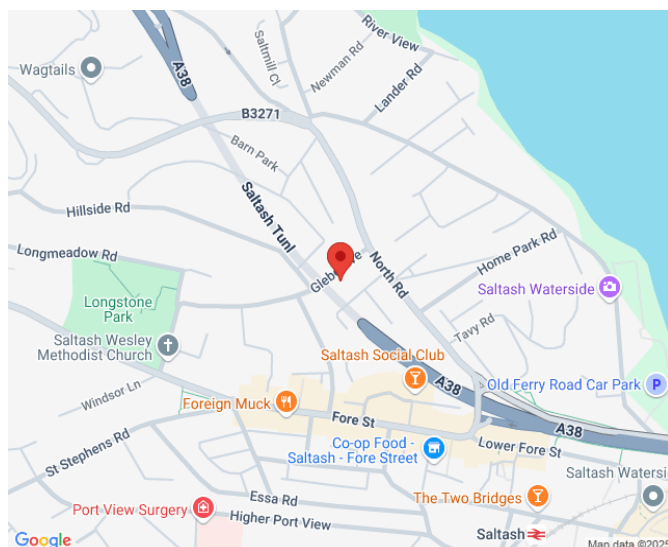
Ground Floor

Approx. 324.8 sq. metres (3496.1 sq. feet)



Total area: approx. 324.8 sq. metres (3496.1 sq. feet)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		



We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation.

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Contact us today to arrange a viewing...

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01752 850440